

\$539,000 - 157 Larch Crescent, Leduc

MLS® #E4456611

\$539,000

3 Bedroom, 2.50 Bathroom, 1,822 sqft

Single Family on 0.00 Acres

Woodbend, Leduc, AB

Lovely custom-built Bedrock Homes 2-storey in the desirable community of Woodbend! Offering 2609 sq.ft. of livable space, including an unspoiled basement ready for your vision, this home has a flawless open-concept floor plan w tall ceilings & loads of natural light. The chef's kitchen includes a large granite island w eating bar, white cabinetry, quartz countertops, stainless steel appliances, hood fan, & a walk-through pantry. The spacious dining nook flows seamlessly into the living area, complete w pot lighting, upgraded paint, & a cozy electric fireplace, perfect for entertaining. Upstairs features a bonus room, convenient laundry, & 3 bedrooms, including a primary retreat w a 5-piece ensuite & large walk-in closet. Secondary bedrooms share a 4-piece bath. Outside, enjoy the finished landscaping, pergola, fenced yard, & backyard deck backing onto open fields with no rear neighbours. Double attached garage adds functionality. This stylish home offers comfort, thoughtful upgrades, and move-in ready.

Built in 2021

Essential Information

MLS® # E4456611

Price \$539,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,822
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	157 Larch Crescent
Area	Leduc
Subdivision	Woodbend
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0S5

Amenities

Amenities	Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Remote Control
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
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Exterior Features	Airport Nearby, Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Shopping Nearby, Vegetable Garden
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 6th, 2025
Days on Market	46
Zoning	Zone 81

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