

\$779,000 - 126 Edgewater Circle, Leduc

MLS® #E4431560

\$779,000

4 Bedroom, 4.00 Bathroom, 2,807 sqft

Single Family on 0.00 Acres

Southfork, Leduc, AB

Stunning WALKOUT home in Southfork, Leduc. Backing onto a walking trail and school! Features a double garage, main floor bedroom with full bathroom, open-to-above living room, and an extended kitchen with island and pantry. Upstairs offers a bonus room and three primary bedrooms, each with ensuites and walk-in closets. The main ensuite boasts a standalone tub and custom shower. Unfinished walkout basement can be customized as per requirement. Located near ponds, parks, and schoolsâ€”perfect for families seeking luxury, space, and convenience!

Built in 2024

Essential Information

MLS® #	E4431560
Price	\$779,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,807
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey



Status Active

Community Information

Address 126 Edgewater Circle
Area Leduc
Subdivision Southfork
City Leduc
County ALBERTA
Province AB
Postal Code T9E 1K5

Amenities

Amenities Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, Walkout Basement
Parking Double Garage Attached

Interior

Interior Features ensuite bathroom
Appliances Builder Appliance Credit
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Wood, Stone, Stucco, Hardie Board Siding
Exterior Features Airport Nearby, Playground Nearby, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stone, Stucco, Hardie Board Siding
Foundation Concrete Perimeter

School Information

Middle Caledonia Park School

Additional Information

Date Listed April 17th, 2025
Days on Market 14
Zoning Zone 81

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