

Courtesy Of . Armanpreet Singh Of Exp Realty

# \$614,900 - 210 Crystal Creek Drive, Leduc

MLS® #E4428599

**\$614,900**

4 Bedroom, 3.00 Bathroom, 2,013 sqft

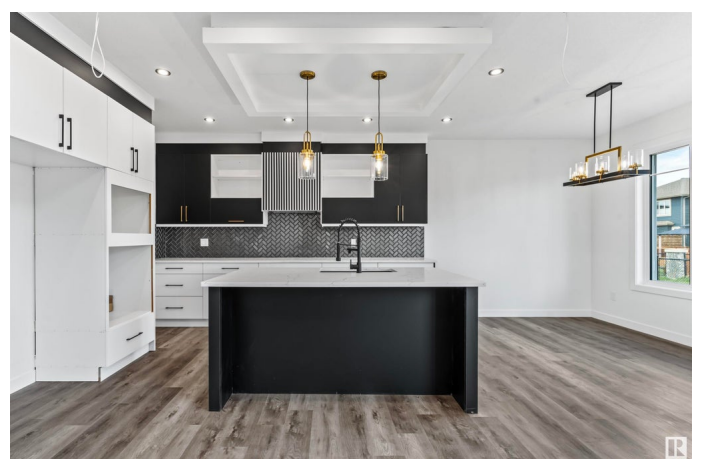
Single Family on 0.00 Acres

Crystal Creek\_LEDU, Leduc, AB

Under Construction ! Choose your own finishes! BRAND-NEW LUXURY home BACKING ONTO A SCHOOL PARK for full privacy. Just under 2,100 sq. ft. home features 4 bedrooms, 3 full baths, a bonus room, and a MAIN FLOOR BEDROOM with FULL WASHROOM featuring a stand-up shower. HIGH-END FINISHES include luxury vinyl plank flooring, custom spindle railing, premium dual-tone cabinetry, quartz countertops, and MDF shelving throughout. The gourmet kitchen offers a SPICE KITCHEN for added convenience. The stunning OPEN-TO-ABOVE living area boasts an 18-FOOT CEILINGS, electric fireplace, and accent wall. INDENT CEILINGS with rope lighting and upgraded feature walls throughout the home add extra elegance. TRIPLE-PANE WINDOWS, a SIDE BASEMENT ENTRANCE, and a garage water drain enhance functionality. Additionally, the property offers 9-FT CEILINGS ON ALL LEVELS. Located beside a school, minutes from COSTCO, the EDMONTON OUTLET MALL, and the AIRPORT, you get quick access to all amenities. Photos from previous build.



FRONT ELEVATION



Built in 2025

## Essential Information

MLS® #

E4428599

|                |                        |
|----------------|------------------------|
| Price          | \$614,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,013                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 210 Crystal Creek Drive |
| Area        | Leduc                   |
| Subdivision | Crystal Creek_LEDU      |
| City        | Leduc                   |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T9E 1N3                 |

### Amenities

|           |   |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Dugout Basement, Hot Water Electric, Insulation-Upgraded, No Animal Home, No Smoking Home, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom                        |
| Appliances        | Garage Control, Garage Opener, Hood Fan |
| Heating           | Forced Air-2, Electric                  |
| Fireplace         | Yes                                     |
| Fireplaces        | Wall Mount                              |
| Stories           | 2                                       |
| Has Basement      | Yes                                     |
| Basement          | Full, Unfinished                        |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl, Hardie Board Siding   |
| Exterior Features | Airport Nearby, Back Lane, Backs Onto Park/Trees, Playground Nearby, Schools, Shopping Nearby, Stream/Pond, Private Park Access, Partially Fenced |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl, Hardie Board Siding   |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

Date Listed April 2nd, 2025

Days on Market 9

Zoning Zone 81

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Listing information last updated on April 11th, 2025 at 5:32am MDT