

\$235,000 - 74 Willow Park Estates, Leduc

MLS® #E4440424

\$235,000

3 Bedroom, 2.00 Bathroom, 1,216 sqft

Land Lease Community on 0.00 Acres

Willow Park Estate_LEDU, Leduc, AB

Brand-new 3-bed, 2-bath home in Willow Park Estates. Situated on a centrally located lot surrounded by mature trees for privacy, this property is just minutes from shopping, schools, parks, & all amenities. The price includes 4 stainless-steel appliances, GST, & a complete turnkey setup. Built w/2" exterior walls & 30-year architectural shingles, this energy-efficient home features an open-concept living area anchored by an extended kitchen island with a breakfast bar. Other highlights include vinyl-inspired flooring throughout, a 6' front entry landing, an 8' rear deck, brick-accented exterior, & is pre-wired for air conditioning. Windows come dressed w/a full blind package. Monthly lot fees are \$649; property taxes are yet to be determined. Enjoy peace of mind w/a 1-year builder warranty & 10-year structural warranty. Don't miss this chance to move into a brand-new home. So what are you waiting for? Take a peek, fall in love & start creating memories! *pics are virtually enhanced & color may vary*

Built in 2025

Essential Information

MLS® # E4440424

Price \$235,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,216
Acres	0.00
Year Built	2025
Type	Land Lease Community
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	74 Willow Park Estates
Area	Leduc
Subdivision	Willow Park Estate_LEDU
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 5R5

Amenities

Parking	2 Outdoor Stalls
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Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas

Exterior

Exterior	Modular
Construction	Modular
Foundation	Preserved Wood

School Information

Elementary	Willow Park Estates
Middle	Leduc JR High
High	Leduc Sr High

Additional Information

Date Listed June 5th, 2025

Days on Market 56

Zoning Zone 81

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Listing information last updated on July 31st, 2025 at 1:32pm MDT