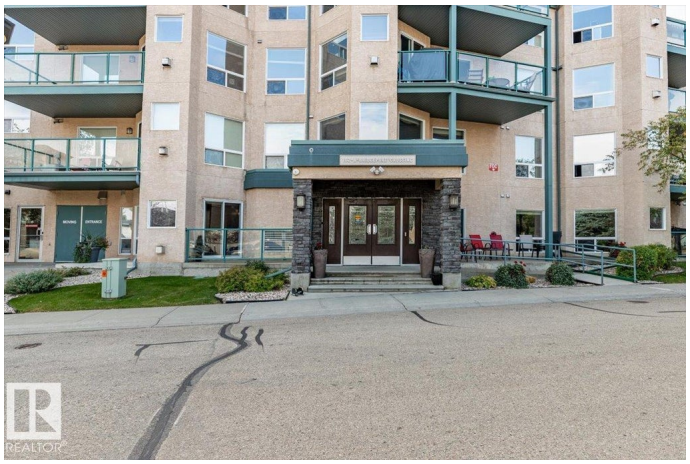
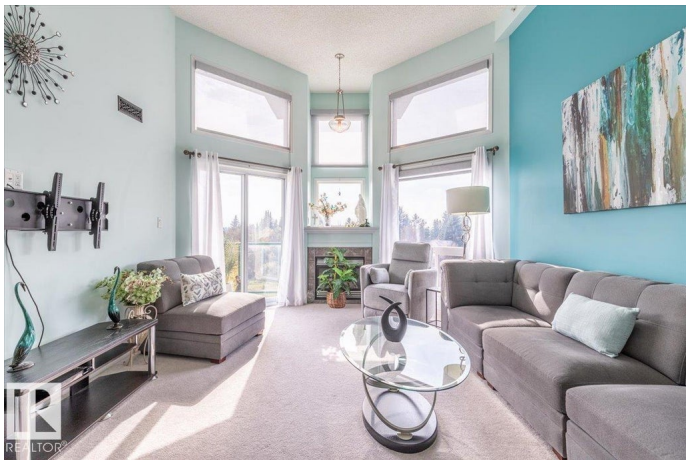
Courtesy Of Darcy Powlik Of RE/MAX Real Estate

# $349,900 - 406 102a Bridgeport Crossing, Leduc

MLS® #E4460642

**$349,900**
2 Bedroom, 2.00 Bathroom, 1,024 sqft
Condo / Townhouse on 0.00 Acres





Bridgeport, Leduc, AB

This top floor unit is situated in the sought after 55+ community of The Springs at Bridgeport. Step inside past the front entrance to the kitchen with lots of cabinets and an island. Open to the spacious living room with tall vaulted ceilings, a gas fire place, lots of windows for natural light, and patio access to the balcony with a beautiful ravine view! Two Bedrooms are located on either side of the living room each having their own Ensuite Bathroom! The Laundry room concludes the floor plan of this upgraded unit with Air Conditioning, and gas BBQ hook up on the balcony. Storage space is included with the unit as well as an underground parking space. Very close to shopping, golf, and amenities, with walking paths right to the community. No need to worry about stairs with elevators that go from the underground heated parking all the way to the top floor. Other amenities include exercise room, social room, guest suite, and visitor parking!

Built in 2004

## Essential Information

| | |
|---|---|
| MLS® # | E4460642 |
| Price | $349,900 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |

| | |
|---|---|
| Full Baths | 2 |
| Square Footage | 1,024 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 406 102a Bridgeport Crossing |
| Area | Leduc |
| Subdivision | Bridgeport |
| City | Leduc |
| County | ALBERTA |
| Province | AB |
| Postal Code | T9E 8K8 |

## Amenities

| | |
|---|---|
| Amenities | Off Street Parking, Air Conditioner, See Remarks, Storage Cage, Natural Gas BBQ Hookup |
| Parking | Heated, Stall, Underground |

## Interior

| | |
|---|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert, Tile Surround, See Remarks |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

## Exterior

| | |
|---|---|
| Exterior | Wood, Stucco |
| Exterior Features | Airport Nearby, Backs Onto Park/Trees, Golf Nearby, Landscaped, Ravine View, Shopping Nearby, See Remarks |

| | |
|---|---|
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

## Additional Information

| | |
|---|---|
| Date Listed | October 3rd, 2025 |
| Days on Market | 6 |
| Zoning | Zone 81 |
| Condo Fee | $588 |

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Listing information last updated on October 9th, 2025 at 3:32am MDT