

\$699,900 - 5938 17 St, Rural Leduc County

MLS® #E4430220

\$699,900

4 Bedroom, 3.00 Bathroom, 2,466 sqft

Rural on 0.10 Acres

Irvine Creek, Rural Leduc County, AB

Situated on a premium corner lot backing onto a serene pond, this stunning home in Irvine Creek features a WALKOUT basement and scenic views. The main floor showcases elegant tile flooring, an open-to-above living area with a striking feature wall, a DEN, a full bathroom, an extended kitchen with a Spice kitchen, and a family area overlooking the pond. Upstairs offers a spacious master suite with a 5-piece ensuite and walk-in closet, two additional bedrooms with a shared bath, and a bright bonus room. A perfect blend of luxury and natural beauty.

Built in 2025

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4430220 |
| Price | \$699,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,466 |
| Acres | 0.10 |
| Year Built | 2025 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |



Community Information

| | |
|-------------|--------------------|
| Address | 5938 17 St |
| Area | Rural Leduc County |
| Subdivision | Irvine Creek |
| City | Rural Leduc County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 3C4 |

Amenities

| | |
|----------|---|
| Features | No Animal Home, No Smoking Home, Walkout Basement |
|----------|---|

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood |
| Exterior Features | Airport Nearby, Backs Onto Lake, Corner Lot, Stream/Pond |
| Construction | Wood |
| Foundation | Slab |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 10th, 2025 |
| Days on Market | 78 |
| Zoning | Zone 80 |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 27th, 2025 at 3:48pm MDT