

## \$575,000 - 78 Dunlop Wynd, Leduc

MLS® #E4441811

**\$575,000**

3 Bedroom, 2.50 Bathroom, 1,925 sqft

Single Family on 0.00 Acres

Tribute, Leduc, AB

Step into this beautifully maintained single family home that showcases true pride of ownership. The bright, open-concept main level is perfect for today's family lifestyle, featuring stunning wood floors throughout the living areas & carpet in the bedrooms for added comfort. Upstairs, a spacious bonus room provides a flexible area for playtime, work, or relaxation. Two bedrooms share a convenient jack & jill style bathroom making morning routines simple. The generously sized primary bedroom offers a luxurious five piece ensuite & walk-in closet – your personal haven. The staircase leads down to an unfinished basement that includes a potential bedroom, offering plenty of space & options to customize to your needs. The fully fenced and landscaped backyard features a fully permitted composite deck (2024) & hot tub, creating the perfect setting to relax, entertain & create lasting memories. Meticulously cared for & thoughtfully designed, this home is ready for your family to move in and enjoy !

Built in 2012

### Essential Information

MLS® # E4441811

Price \$575,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,925
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	78 Dunlop Wynd
Area	Leduc
Subdivision	Tribute
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0J7

### **Amenities**

Amenities	Hot Tub, No Smoking Home, Patio
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 11th, 2025

Days on Market                11

Zoning                              Zone 81

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