

\$488,000 - 145 Selkirk Place, Leduc

MLS® #E4440311

\$488,000

3 Bedroom, 2.00 Bathroom, 1,306 sqft

Single Family on 0.00 Acres

Suntree (Leduc), Leduc, AB

Well appointed 3 bedroom bilevel located in the Suntree neighborhood. Very open great room concept with vaulted ceilings, lovely kitchen with granite countertops, island, numerous pull out drawers & pantry. Huge two tiered deck accessible from the dining area. Two bedrooms with a 4 pce bath completes this level. Surround sound system included. Up a short flight of stairs, the spacious primary suite features a 4 pce ensuite & walk in closet. The lower level boasts 9 ft ceilings & is partially developed with a huge family room, office, den, storage area & laundry room. Roughed in plumbing for future bathroom (basement just need ceiling & flooring). 21 x 22 attached garage, fenced yard, raised garden beds, firepit area, storage shed & under the deck storage are just a few of the perks. Move in ready! Welcome home to 145 Selkirk Place. Minutes to shopping & the Airport.

Built in 2010

Essential Information

MLS® #	E4440311
Price	\$488,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	1,306
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	145 Selkirk Place
Area	Leduc
Subdivision	Suntree (Leduc)
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0L6

Amenities

Amenities	Deck, Exterior Walls- 2"x6"
Parking Spaces	4
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed June 4th, 2025

Days on Market 13

Zoning Zone 81

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 17th, 2025 at 8:32am MDT