

## \$509,000 - 42 Walters Place, Leduc

MLS® #E4445653

**\$509,000**

4 Bedroom, 3.00 Bathroom, 1,357 sqft

Single Family on 0.00 Acres

Windrose, Leduc, AB

Affordable open-concept bungalow in Windrose, Leduc with immediate possession! Fully finished with 4 bedrooms, 3 full bathrooms, and fantastic curb appeal on a 5705 sqft semi-pie lotâ€”west-facing backyard for sunny summer evenings. Fresh paint throughout, ready for your personal touch. The main floor offers tiled entry and bathrooms, solid hardwood in the spacious kitchen, dining, and living rooms, plus new carpet in the two upstairs bedrooms. The primary suite features a full ensuite with glass-door shower, separate tiled tub, and walk-in closet. Enjoy the large kitchen with new refrigerator, solid wood cabinets and large peninsula with bar seating open to the dining and living room. Main floor laundry connects to a double attached garage (20'3"x23'8"â€•). The basement offers a rec/theatre room (projector included!), 2 more bedrooms, and a full bathroom. Central A/C included. Solid value with access to top schools and recreationâ€”donâ€™t miss your chance to make it yours!

Built in 2007

### Essential Information

MLS® # E4445653

Price \$509,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,357                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 42 Walters Place |
| Area        | Leduc            |
| Subdivision | Windrose         |
| City        | Leduc            |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T9E 0G2          |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | Off Street Parking, Air Conditioner, Front Porch |
| Parking   | Double Garage Attached                           |

### 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                                                                                      |
| Stories           | 1                                                                                                              |
| Has Basement      | Yes                                                                                                            |
| Basement          | Full, Finished                                                                                                 |

### Exterior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Exterior          | Wood, Vinyl                                             |
| Exterior Features | Airport Nearby, Fenced, Flat Site, Golf Nearby, Schools |
| Roof              | Asphalt Shingles                                        |
| Construction      | Wood, Vinyl                                             |
| Foundation        | Concrete Perimeter                                      |

### Additional Information

Date Listed July 3rd, 2025

Days on Market 31

Zoning Zone 81

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Listing information last updated on August 3rd, 2025 at 5:02pm MDT