

\$430,000 - 27 Mclean Court, Leduc

MLS® #E4452184

\$430,000

3 Bedroom, 2.50 Bathroom, 1,604 sqft

Single Family on 0.00 Acres

Meadowview Park_LEDU, Leduc, AB

Act fast!—this is the most affordable double-attached garage home in Leduc — in popular Meadowview Park! Tucked in a CUL-DE-SAC on a large 4,591 sqft PIE LOT! Built in 2018 this home offers a large primary bedroom with walk-through ensuite to closet. Two more bedrooms are upstairs with another full bath and vaulted bonus room with office nook. The main floor has a desirable open-living floor plan and easy-care vinyl plank flooring. Convenient main floor laundry room & broom closet. The mostly finished basement features a spacious rec area and rough-ins for a future bathroom. Enjoy year-round comfort with AC. Steps to green space with sledding hill, near Dinosaur Park, just 2 km to the Leduc Rec Centre, Dog Park, and Telford Lake trails, plus a 5-minute walk to K-7 school. Quick possession available—be settled before the new school year!

Built in 2018

Essential Information

MLS® #	E4452184
Price	\$430,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,604
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	27 Mclean Court
Area	Leduc
Subdivision	Meadowview Park_LEDU
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1A3

Amenities

Amenities	Air Conditioner, Deck, Hot Water Natural Gas, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Attached, Insulated

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Oven-Microwave, 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, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed August 9th, 2025

Days on Market 9

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 August 18th, 2025 at 9:31am MDT