

\$409,900 - 99 Sandalwood Place, Leduc

MLS® #E4423662

\$409,900

3 Bedroom, 2.50 Bathroom, 1,464 sqft
Single Family on 0.00 Acres

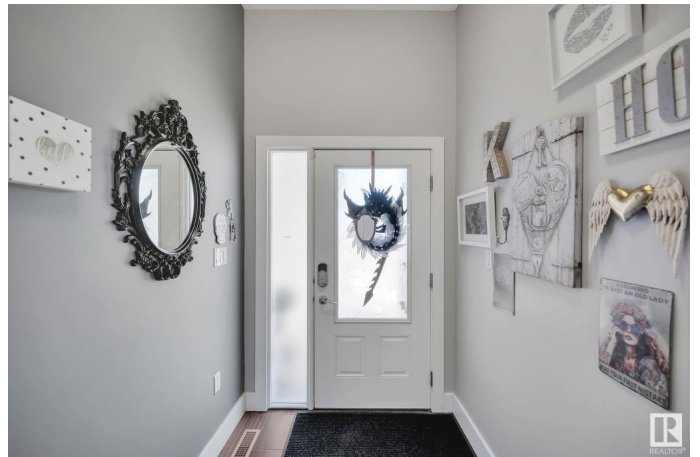
Suntree (Leduc), Leduc, AB

Fantastic immaculate 1,460 + sq. ft. duplex W/ separate entrance to a 9' ceiling basement! Nestled in the desirable community of Suntree! This beautifully Air conditioned 3-bedroom home W/Open loft must be seen! 3 spacious bedrooms, 2.5 baths, with warm hardwood thru out! Single attached garage surrounded by parks, schools, playgrounds, and scenic walking trails. This open-concept layout offers a spacious living and dining areas. Corner gas fire place. The modern CUSTOM kitchen features SS appliances, beautiful quartz countertops, and sleek white cabinetry, W/ a stylish tiled backsplash & deep pantry. Huge Main floor laundry room w/ cabinets & 2 pce bathroom. Upstairs is a Master bedroom W/ 4 pcs ensuite 2 bedrooms all with French door closets! 4-piece bathroom & open loft W/ custom cabinetry! Full unspoiled basement to be finished your way! Big, fully fenced well-manicured yard W/ 8â€™™ X 8â€™™ deck perfect for summer BBQs, pets. Minutes from schools, shopping, public transportation, and Leduc Common.

Built in 2016

Essential Information

MLS® #	E4423662
Price	\$409,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,464
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	99 Sandalwood Place
Area	Leduc
Subdivision	Suntree (Leduc)
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1C3

Amenities

Amenities	Air Conditioner, Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Vinyl Windows, 9 ft. Basement Ceiling
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Level Land, Paved Lane, Private Setting, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 3rd, 2025
Days on Market	12
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 March 14th, 2025 at 8:17pm MDT