

## \$639,000 - 408 Pine Point, Leduc

MLS® #E4427051

**\$639,000**

4 Bedroom, 2.50 Bathroom, 2,231 sqft

Single Family on 0.00 Acres

Woodbend, Leduc, AB

REGULAR 28 POCKET LOT! Welcome to this beautiful home featuring 2230 sq ft of living space in Woodbend Leduc. This gorgeous property offers a very practical layout for your family to enjoy. The kitchen offers a large island with waterfall Quartz countertops and plenty of beautiful dual-tone cabinets. With high ceilings that are open to the second level and a cozy electric fireplace, the living room is the perfect space for your family gatherings. Upstairs you will find the additional 3 bedrooms (including the HUGE master w/ private ensuite and a balcony), a bonus room, laundry & the third bathroom. Upgraded lighting (undercabinets, step lights) and plumbing throughout, wall panelling, duradeck with picket railing, 8 foot doors throughout the house (entry and closets), floor drain in the garage, are just some of the upgrades. Total of 4 bedrooms with a separate entry to the basement and backs onto the walking trail, This home is a MUST see.

Built in 2025

### Essential Information

MLS® #	E4427051
Price	\$639,000
Bedrooms	4
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	2,231
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	408 Pine Point
Area	Leduc
Subdivision	Woodbend
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1S7

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Natural Gas, Vinyl Windows, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking	Double Garage Attached, Front Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Opener, Hood Fan
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Asphalt, Stone, Vinyl
Exterior Features	Airport Nearby, Cul-De-Sac, Golf Nearby, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Asphalt, Stone, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      March 22nd, 2025

Days on Market                29

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 April 20th, 2025 at 3:47pm MDT