

\$729,900 - 110 Edgewater Circle, Leduc

MLS® #E4422089

\$729,900

4 Bedroom, 4.00 Bathroom, 2,747 sqft

Single Family on 0.00 Acres

Southfork, Leduc, AB

Stunning 2750 Sq. Ft. Home in South Fork, Leduc! This beautifully designed stucco-finished home sits on a fully landscaped rectangular lot, backing onto greenspace for added privacy. Inside, enjoy a front living room, a rear family room, a main floor bedroom/den with an ensuite, a spice kitchen, and a covered deck—perfect for entertaining. Upstairs, the primary suite features a private balcony, while three additional bedrooms, two full bathrooms, and a central bonus room complete the level. With a functional layout and high-end features, this home is perfect for a growing family!

Built in 2023

Essential Information

MLS® #	E4422089
Price	\$729,900
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,747
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey



Status	Active
--------	--------

Community Information

Address	110 Edgewater Circle
Area	Leduc
Subdivision	Southfork
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1K5

Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Smart/Program. Thermostat, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stucco
Exterior Features	Airport Nearby, Backs Onto Lake, Golf Nearby, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	February 19th, 2025
Days on Market	59
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 19th, 2025 at 9:32am MDT