

\$649,900 - 1915 63 Av, Rural Leduc County

MLS® #E4436857

\$649,900

4 Bedroom, 3.00 Bathroom, 2,280 sqft

Single Family on 0.12 Acres

Irvine Creek, Rural Leduc County, Alberta

Irvine Creek Why choose between a full custom build and a quick possession home? With this home, you don't have to. It has been paused at drywall and exterior siding—saving months of waiting, and giving you the freedom to choose your own finishes and colors. This 2280 sq ft home by Park Royal Homes features 3 bdrm up, a MAIN FLOOR BEDROOM WITH FULL BATH, and a SPICE KITCHEN. 9' foundation wall and 9' main floor ceilings, offer an open feeling, and a SEPERATE SIDE ENTRANCE provides excellent potential for an income-generating suite. Enjoy the elegance of the open-to-below design above the great room, with a sleek electric fireplace. A painted wood railing with glass insert for a modern touch. Upstairs, the bonus room features a tray ceiling, while the ensuite includes a fully tiled shower with a glass door for a luxurious finish. Completion expected early 2026. ***PLEASE NOTE*** PICTURES ARE OF SIMILAR HOME; ACTUAL HOME, PLANS, FIXTURES, AND FINISHES MAY VARY AND ARE SUBJECT TO CHANGE. (id:6289)

Built in 2024

Essential Information

Listing # E4436857

Price \$649,900

Bedrooms 4



Bathrooms	3.00
Square Footage	2,280
Acres	0.12
Year Built	2024
Type	Single Family

Community Information

Address	1915 63 Av
Subdivision	Irvine Creek
City	Rural Leduc County
Province	Alberta
Postal Code	T4X3C9

Amenities

Amenities	Airport, Ceiling - 9ft, Vinyl Windows
Features	Exterior Walls- 2x6"
Parking	Attached Garage
# of Garages	1

Interior

Appliances	Garage door opener, Hood Fan, Humidifier, See remarks
Heating	Forced air
Fireplace	Yes
Fireplaces	Electric
# of Stories	2

Listing Details

Listing Office	Century 21 All Stars Realty Ltd
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