

Courtesy Of Randy M Arndt Of Front Door Real Estate

\$131,900 - 3024 Aspen Wynd, Leduc

MLS® #E4431120

\$131,900

2 Bedroom, 1.00 Bathroom, 886 sqft
Land Lease Community on 0.00 Acres

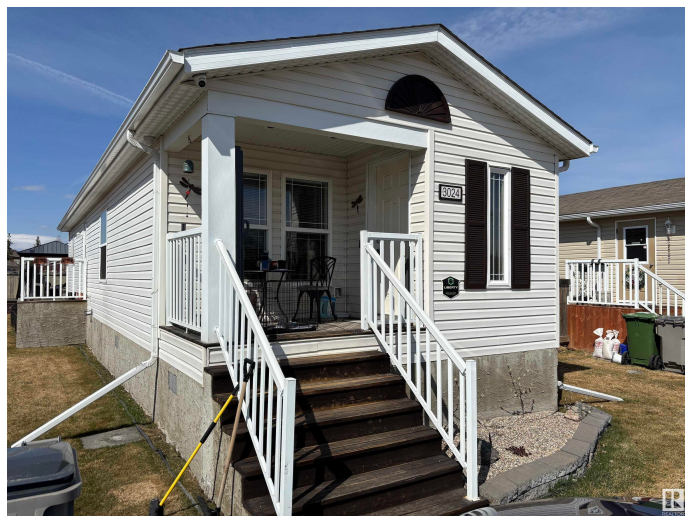
Suntree (Leduc), Leduc, AB

Welcome to Aspen Creek, a charming 886 sqft single wide modular home offering 2 bedrooms and a 4-piece main bathroom. The bright and open layout includes a spacious living room, kitchen, and dining area, with plenty of kitchen storage and a window over the sink. Enjoy the comfort of a covered front veranda with privacy screens and a double concrete parking pad. The backyard boasts a raised deck and gazebo, ideal for summer BBQs, along with a newer large shed for added storage. This carpet-free home features new laminate flooring in the primary bedroom, a recently repaired furnace with a new motherboard, a newer hot water tank, and fresh ceiling paint. Well cared for and move-in ready, this home is conveniently located near all amenities, the Edmonton International Airport, parks, schools, shopping, and golf—an excellent fit for empty nesters!

Built in 2006

Essential Information

MLS® #	E4431120
Price	\$131,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	886



Acres	0.00
Year Built	2006
Type	Land Lease Community
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	3024 Aspen Wynd
Area	Leduc
Subdivision	Suntree (Leduc)
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 8P9

Amenities

Parking Spaces	2
Parking	Parking Pad Cement/Paved

Interior

Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings
Heating	Forced Air-1, Natural Gas

Exterior

Exterior	Modular
Construction	Modular
Foundation	Piling

Additional Information

Date Listed	April 16th, 2025
Days on Market	17
Zoning	Zone 81

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Listing information last updated on May 3rd, 2025 at 8:32am MDT