

\$439,900 - 48041 Rge Road 264, Rural Leduc County

MLS® #E4455577

\$439,900

3 Bedroom, 2.00 Bathroom, 1,173 sqft

Rural on 5.19 Acres

None, Rural Leduc County, AB

Immediate possession available! 3 bed, 2 bath modular home built in 2007, open floor plan with solid oak cabinets and upgraded vinyl plank flooring and gas fireplace. Primary bedroom features an en suite with separate shower and jetted tub. Another large bedroom boasts double closets and SE facing bay window. Conveniently located only 20 minutes to Leduc, 25 minutes to the airport, 9 minutes to Wizard Lake, within the New Humble Centre School District or Calmar. 5.19 acres fenced with page wire, oak trees planted, owners were planning on building a house so utilities are set up to handle a 6 bedroom house. Tank and mound sewer system, underground power, good drilled well. Plenty of room to build a dream home and shop. Or just move in and enjoy!

Built in 2007

Essential Information

MLS® #	E4455577
Price	\$439,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,173
Acres	5.19
Year Built	2007



Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	48041 Rge Road 264
Area	Rural Leduc County
Subdivision	None
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T0C 0V0

Amenities

Features	Deck
----------	------

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Propane
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Modular
Exterior Features	Fenced, Level Land
Construction	Modular
Foundation	Block

Additional Information

Date Listed	September 1st, 2025
Days on Market	65
Zoning	Zone 90

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 November 4th, 2025 at 10:47pm MST