\$399,000 - 7 Chippewa Road, Leduc

MLS® #E4440832

\$399.000

3 Bedroom, 2.00 Bathroom, 1,027 sqft Single Family on 0.00 Acres

Corinthia Park, Leduc, AB

Discover this charming one-owner home that has been lovingly cared for and maintained throughout the years. Featuring 3 bedrooms and 2 baths, this home offers a perfect blend of comfort and functionality. Many updates such as FURNACE (2015) HTW tank (2018), KITCHEN, WINDOWS, SIDING, SHINGLES (30 year warranty), all add a comfortable touch while preserving the warm, inviting feel. Enjoy the peace and quiet of the neighborhood, situated within walking distance to schools, shopping, and everyday conveniences. The oversized single garage provides ample space for vehicles, storage, or a workshop, and the additional RV parking is a rare bonus! The yard is well-kept with a new concrete patio and plenty of garden beds, ready for your upcoming gardening & canning projects! Whether you're a first-time buyer, downsizing, or seeking a well-kept home in a prime location, this property delivers exceptional value. This home is a must-see with an attractive list price that won't last long!

Built in 1972

Essential Information

MLS® # E4440832 Price \$399,000

Bedrooms 3







Bathrooms 2.00

Full Baths 2

Square Footage 1,027 Acres 0.00 Year Built 1972

Type Single Family

Sub-Type Detached Single Family

Style Bungalow

Status Active

Community Information

Address 7 Chippewa Road

Area Leduc

Subdivision Corinthia Park

City Leduc

County ALBERTA

Province AB

Postal Code T9E 4M9

Amenities

Amenities Detectors Smoke, Hot Water Natural Gas, Patio, Vinyl Windows

Parking Spaces 4

Parking Insulated, Over Sized, RV Parking, Single Garage Detached

Interior

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave

Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings,

Refrigerators-Two

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Woodstove

Stories 2

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Stucco, Vinyl

Exterior Features Airport Nearby, Back Lane, Fenced, Landscaped, Low Maintenance

Landscape, Schools, Shopping Nearby, Vegetable Garden

Roof Asphalt Shingles

Construction Wood, Stucco, Vinyl Foundation Concrete Perimeter

School Information

Elementary Corinthia Park

Middle Leduc Junior High

High Leduc Composite High

Additional Information

Date Listed June 6th, 2025

Days on Market 11

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 June 17th, 2025 at 4:17pm MDT