# \$599,999 - 147 Caledonia Drive, Leduc

MLS® #E4431861

#### \$599,999

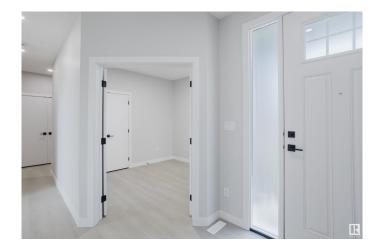
4 Bedroom, 3.00 Bathroom, 2,066 sqft Single Family on 0.00 Acres

Tribute, Leduc, AB

Welcome to 147 Caledonia Drive â€" a stunning newly built two-storey home offering over 2,066 sq. ft. of thoughtfully designed living space in one of Leduc's most desirable communities! This modern home boasts a bright and open-concept main floor, featuring a spacious guest room, a stylish dining area, and a chef-inspired kitchen with a large quartz countertop island â€" perfect for entertaining and family gatherings. The main level also offers the convenience of a walk-through pantry. Upstairs, you'll find a generously sized bonus room ideal for cozy movie nights, alongside three well-appointed bedrooms, including a luxurious primary suite complete with a walk-in closet and a spa-like ensuite. The upper floor also hosts a convenient laundry room and a full bath for added functionality. This home combines modern comfort with family-friendly design and is perfectly located near schools, parks, shopping, and major commuter routes. Don't miss your chance to make this brand new Leduc home yours!







Built in 2024

### **Essential Information**

MLS® # E4431861 Price \$599,999 Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 2,066

Acres 0.00

Year Built 2024

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 147 Caledonia Drive

Area Leduc
Subdivision Tribute
City Leduc

County ALBERTA

Province AB

Postal Code T9E 0N2

#### **Amenities**

Amenities Carbon Monoxide Detectors, Ceiling 9 ft., Hot Water Tankless, 9 ft.

**Basement Ceiling** 

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator,

Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Low Maintenance Landscape, Playground Nearby,

Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed April 19th, 2025

Days on Market 106

Zoning Zone 81

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Listing information last updated on August 3rd, 2025 at 5:47am MDT