

## \$620,000 - 324 Bridgeport Place, Leduc

MLS® #E4441218

**\$620,000**

3 Bedroom, 2.50 Bathroom, 2,234 sqft

Single Family on 0.00 Acres

Bridgeport, Leduc, AB

Beautiful Homes by Santos 2

storey showcases thoughtful design & standout features in every corner with over 2200sq ft, 3 bdrms, 2.5 baths, central A/C & OVERSIZED 28'x25' HEATED GARAGE w/floor drain + hot/cold taps! Inside, front flex room makes for the perfect office or den & opens into a bright, welcoming living area anchored by a sleek, modern gas fireplace. Large windows let in plenty of natural light, making the space feel warm & inviting. The kitchen is a dream with stunning granite countertops, 2-tone cabinetry & a massive island that connects the space effortlessly. Walk-thru pantry to main floor laundry/mud room & garage access. Upstairs, the primary suite offers a calm & stylish retreat away from it all with a luxurious 5pc ensuite & a generous walk-in closet. Main 4pc bath, 2 more bdrms & unobstructed views from the bonus room complete the upper level. Step outside into your private outdoor oasis; composite deck, brick patio & custom shed surrounded by lovely landscaping make it the place to be!

Built in 2012

### Essential Information

MLS® # E4441218

Price \$620,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,234
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	324 Bridgeport Place
Area	Leduc
Subdivision	Bridgeport
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0M2

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, No Smoking Home, Patio, Vinyl Windows
Parking	Double Garage Attached, Heated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Landscaped, No Back Lane, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 8th, 2025
Days on Market	8
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 15th, 2025 at 11:32pm MDT