

## \$525,000 - 13 Sandalwood Place, Leduc

MLS® #E4446262

**\$525,000**

3 Bedroom, 2.50 Bathroom, 1,802 sqft

Single Family on 0.00 Acres

Suntree (Leduc), Leduc, AB

Welcome to this beautifully designed 2-storey home in the desirable community of Suntree. Thoughtfully crafted with style and function in mind, this home features central A/C, an upgraded fridge, and a bright open-concept layout with soaring 9' ceilings and a sunlit bonus room. The impressive kitchen offers a walk-in pantry, elegant tile backsplash, stainless steel appliances, a central island with eating bar, and generous granite counter space perfect for entertaining guests. The spacious great room includes rich hardwood floors and a cozy fireplace, while a convenient 2 pc bath completes the main floor. Upstairs, youâ€™ll find three spacious bedrooms, including a serene primary suite with a walk-in closet and spa-like 4 pc ensuite. A full 4 pc bath and upper-level laundry add everyday convenience. The unfinished basement offers endless potential, and a double attached garage provides ample storage. Outside, enjoy a fully landscaped backyard. This move-in ready home is a must-see!

Built in 2015

### Essential Information

MLS® # E4446262

Price \$525,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,802
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	13 Sandalwood Place
Area	Leduc
Subdivision	Suntree (Leduc)
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1C2

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, TV Wall Mount, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Airport Nearby, Fenced, Golf Nearby, Landscaped, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 7th, 2025
Days on Market	1
Zoning	Zone 81

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