

# \$345,000 - 98 Corinthia Drive, Leduc

MLS® #E4427176

**\$345,000**

4 Bedroom, 2.00 Bathroom, 1,062 sqft  
Single Family on 0.00 Acres

Corinthia Park, Leduc, AB

Lovely bi-level waiting for it's new family! Enjoy 1061 Sq ft. on the main level! Fabulous location! Close to 3 schools, Recreational Center and Kinsmen Community center. The main level has 3 bedroom and updated full bathroom. Kitchen has S/S new stove and dishwasher. Granit counter tops 2008. Lots of cabinet and counter space. The dining room opens up with double patio doors, onto a lovely SW facing screened deck. The living room is huge with large picture windows. Some floors have been redone with vinyl plank. Downstairs has lots of storage,(Yes freezer is included).There is a lovely big family room and a 4th bedroom , laundry rm and a recently redone 3 piece bathroom. The back yard is generous in size and includes raised gardening beds. There is a detached double garage.

Built in 1972

## Essential Information

MLS® #	E4427176
Price	\$345,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,062
Acres	0.00



Year Built	1972
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	98 Corinthia Drive
Area	Leduc
Subdivision	Corinthia Park
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 4K4

### **Amenities**

Amenities	Deck, See Remarks
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 24th, 2025
Days on Market	11
Zoning	Zone 81

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