

\$637,500 - 208 Kettyl Court, Leduc

MLS® #E4427855

\$637,500

3 Bedroom, 2.50 Bathroom, 2,396 sqft
Single Family on 0.00 Acres

West Haven Park, Leduc, AB

Welcome to 208 Kettyl Court, a stunning 2,395 sq. ft. home in West Haven Park, located right behind West Haven Public School. This beautifully designed home features an open-concept main floor with a spacious living area, a chef's kitchen with a large island and walk-in pantry, and a dedicated dining space. A main floor office/den, mudroom, and cozy fireplace add to the functionality and charm. Upstairs, the luxurious primary suite boasts a 5-piece ensuite and walk-in closet, along with two additional bedrooms, a bonus family room, and an upstairs laundry. The side entrance offers potential for a future basement suite. Enjoy a large backyard, a double attached garage, and a prime location near parks, trails, shopping, and major roadways. With modern finishes and a thoughtfully designed layout, this home is perfect for families seeking space and convenience.

Built in 2024

Essential Information

MLS® #	E4427855
Price	\$637,500
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	2,396
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	208 Kettyl Court
Area	Leduc
Subdivision	West Haven Park
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1B6

Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, No Animal Home, No Smoking Home, Smart/Program. Thermostat, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Cul-De-Sac, No Back Lane, No Through Road, Schools, See Remarks, Partially Fenced

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 27th, 2025
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Days on Market	7
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Zoning	Zone 81
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Listing information last updated on April 3rd, 2025 at 9:32am MDT