

\$444,900 - 280 Rolston Wynd, Leduc

MLS® #E4423313

\$444,900

3 Bedroom, 2.50 Bathroom, 1,404 sqft

Single Family on 0.00 Acres

Robinson, Leduc, AB

Welcome to this EXQUISITE 2-Storey, 2019 property located in the desirable community of Robinson. Boasting over 1400+ sq.ft. of LUXURIOUS FINISHINGS by BEDROCK HOMES. The main floor features a gorgeous kitchen with TWO TONED CABINETS, LIGHT GRANITE COUNTERTOPS, STAINLESS STEEL APPLIANCES & a WALK-IN-PANTRY. The spacious LIVING ROOM showcases huge windows for an abundance of natural light & is perfect for entertaining family & friends with an ELECTRIC FIREPLACE for cozy winter evenings. A 2-pc bathroom leads to the backdoor completing this level. Main floor has VINYL PLANK flooring throughout. Upstairs the primary bedroom is a great size with a 4-piece ENSUITE with shower, double sinks & a WALK-IN-CLOSET. Two more impressive bedrooms, another 4-piece bathroom with tub/shower combo and laundry room. DOUBLE DETACHED GARAGE (Sep 2023) to park your cars securely. NEW DECK and FENCE. Close to walking trails, a lake, green spaces and an ice-skating rink. A must see! Move in ready!

Built in 2019

Essential Information

MLS® # E4423313

Price \$444,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,404
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	280 Rolston Wynd
Area	Leduc
Subdivision	Robinson
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1L1

Amenities

Amenities	On Street Parking, Deck, Front Porch, No Smoking Home, Parking-Extra
Parking	Double Garage Detached

Interior

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

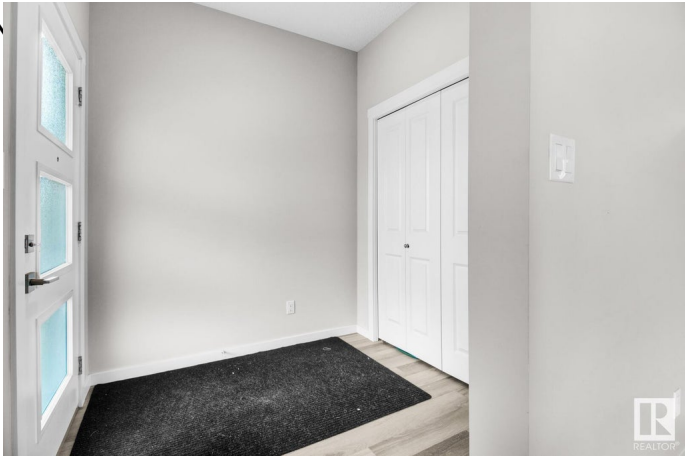
Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Back Lane, Fenced, Landscaped, Low Maintenance

	Landscape, Playground N
	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	February 28th, 2025
Days on Market	51
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 April 20th, 2025 at 5:17am MDT