

\$165,000 - 140 142 Selkirk Place, Leduc

MLS® #E4426927

\$165,000

2 Bedroom, 1.00 Bathroom, 894 sqft

Condo / Townhouse on 0.00 Acres

Suntree (Leduc), Leduc, AB

Fantastic Investment Opportunity in Suntree! Discover this beautifully designed 2-bedroom home in the peaceful community of Suntree, surrounded by parks, schools, playgrounds, and scenic walking trails. This open-concept layout offers a spacious great room, perfect for both living and dining areas. The modern kitchen features sleek stainless steel appliances, rich dark wood cabinetry, and a stylish tiled backsplash. Enjoy two generously sized bedrooms, including a comfortable primary suite, along with a well-appointed 4-piece bathroom and a convenient laundry/utility room just off the great room. Additional perks include visitor parking, a designated stall, and low condo fees. Located just minutes from schools, shopping, public transportation, and Leduc Common, this home offers unbeatable convenience and investment potential.

Built in 2012

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4426927 |
| Price | \$165,000 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 894 |



| | |
|------------|-------------------|
| Acres | 0.00 |
| Year Built | 2012 |
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 140 142 Selkirk Place |
| Area | Leduc |
| Subdivision | Suntree (Leduc) |
| City | Leduc |
| County | ALBERTA |
| Province | AB |
| Postal Code | T9E 0M9 |

Amenities

| | |
|-----------|--|
| Amenities | Detectors Smoke, No Animal Home, No Smoking Home |
| Parking | Stall |

Interior

| | |
|--------------|--|
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 21st, 2025 |
| Days on Market | 37 |
| Zoning | Zone 81 |
| Condo Fee | \$272 |

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 27th, 2025 at 10:17am MDT