# $670,000 - 5943 17 St, Rural Leduc County

MLS® #E4419264

## $670,000

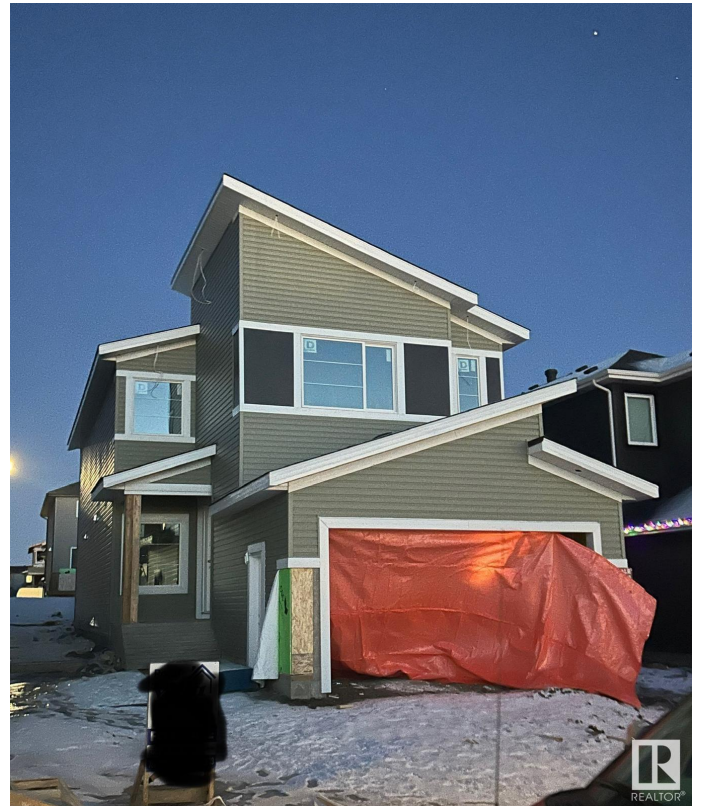4 Bedroom, 3.00 Bathroom, 2,207 sqft
Rural on 0.10 Acres

Irvin Creek, Rural Leduc County, AB

This remarkable home is situated in the prestigious Irvine Creek community. The main floor features a den and a full bathroom, along with an extended kitchen and a spice kitchen for added convenience and functionality. The open-to-above living area creates an inviting sense of space and elegance. The upper floor offers a luxurious master suite, complete with a 5-piece ensuite and a generously sized walk-in closet. In addition, there are two spacious bedrooms, a shared bathroom, and a versatile bonus room, ideal for family gatherings or relaxation

Built in 2025

## Essential Information

| | |
|---|---|
| MLS® # | E4419264 |
| Price | $670,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,207 |
| Acres | 0.10 |
| Year Built | 2025 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

## Community Information

| | |
|---|---|
| Address | 5943 17 St |
| Area | Rural Leduc County |
| Subdivision | Irvin Creek |
| City | Rural Leduc County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 3C4 |

## Amenities

| | |
|---|---|
| Features | Hot Water Electric, No Animal Home, No Smoking Home |

## Interior

| | |
|---|---|
| Interior Features | ensuite bathroom |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

## Exterior

| | |
|---|---|
| Exterior | Wood |
| Exterior Features | Airport Nearby, Cul-De-Sac, Schools, Shopping Nearby |
| Construction | Wood |
| Foundation | Slab |

## Additional Information

| | |
|---|---|
| Date Listed | January 24th, 2025 |
| Days on Market | 49 |
| Zoning | Zone 80 |