

\$497,600 - 7 Snowbird Cres, Leduc

MLS® #E4462184

\$497,600

4 Bedroom, 3.50 Bathroom, 1,588 sqft
Single Family on 0.00 Acres

Suntree (Leduc), Leduc, AB

Welcome to suntree, Leduc - over 2100sq feet living space . 4 bed 3.5 bath, FINISHED BASEMENT with PROJECTOR ,WALL MOUNTED SCREEN and surround SOUND SYSTEM , HEATED OVERSIZED GARAGE with SIDE DOOR and EPOXY FLOORING , AC , NEW FLOORING , NEWER APPLAINCES and HOT WATER TANK. This home blends comfort, style, and functionality â€” ideal for families, entertainers, or anyone looking for a move-in-ready gem in a sought-after neighborhood. Located in the heart of Suntree, Leduc, close to parks, schools, and amenities.

Built in 2008

Essential Information

MLS® #	E4462184
Price	\$497,600
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,588
Acres	0.00
Year Built	2008
Type	Single Family
Sub-Type	Detached Single Family



Style	2 Storey
Status	Active

Community Information

Address	7 Snowbird Cres
Area	Leduc
Subdivision	Suntree (Leduc)
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0H5

Amenities

Amenities	Air Conditioner
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Control, Refrigerator, Stove-Electric, Washer, Window Coverings, Refrigerators-Two, Projector, Garage Heater, Wet Bar
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Log, Vinyl
Exterior Features	Schools
Roof	Asphalt Shingles
Construction	Log, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 15th, 2025
Days on Market	3
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 October 17th, 2025 at 9:33pm MDT