

## \$599,000 - 378 Bluff Cove, Leduc

MLS® #E4439137

**\$599,000**

4 Bedroom, 3.50 Bathroom, 1,983 sqft

Single Family on 0.00 Acres

Black Stone, Leduc, AB

WELCOME HOME! This 4 BEDROOM home is in the highly desirable community of Blackstone, Leduc and is ready for it's new owners! A/C! DOUBLE ATTACHED GARAGE! Newer built home that INCLUDES full fencing, landscaping and a fully finished basement - move in ready. You are welcomed into the home with a beautiful mudroom space off the garage & front entry - perfect for placing all the things when your family comes in the door. You'll notice the 9 ft ceilings in the basement and main level - open concept on the main level filled with stunning finishes. MDF shelving throughout (no wire shelving!). Side entry. Quartz countertops. Upper floor laundry & bonus room. Walking distance to the pirate ship playground, NHL sized rink, and a pond - beautiful walks for your fur babies! A full package deal. Come and get it!

Built in 2021

### Essential Information

MLS® #	E4439137
Price	\$599,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,983



Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	378 Bluff Cove
Area	Leduc
Subdivision	Black Stone
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1M9

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft.
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Flat Site, Landscaped, Level Land, No Back Lane, Playground Nearby, Schools, Shopping Nearby, Stream/Pond
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 29th, 2025  
Days on Market      5  
Zoning                Zone 81

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Listing information last updated on June 3rd, 2025 at 1:47am MDT