

\$499,900 - 148 Aston Bend, Leduc

MLS® #E4450414

\$499,900

4 Bedroom, 3.50 Bathroom, 1,873 sqft

Single Family on 0.00 Acres

Deer Valley, Leduc, AB

Stunning 2 storey half duplex in Deer Valley, backing green space and a pond. This home offers 1873 SqFt of open concept living space, fully finished walkout basement, bonus room, and a killer view. The main floor features a gorgeous kitchen with a large island, quartz countertops, all stainless steel appliances, pantry and tile backsplash. The kitchen flows nicely into the dining & living room, with a gas fireplace, 2 piece bath & laundry completing the main floor. Upstairs you'll find the master bedroom with a walk-in closet, 3 piece ensuite, 2 nice sized bedrooms, 4 piece bath, and the bonus room. The fully finished basement has a flex space and rec room, 4th bedroom, 3 piece bath, and access to the huge backyard. Other highlights include, high end blackout blinds throughout, 9 ft ceilings, 22x20' garage, and a long driveway, great for RV parking. Located in Leduc's newest community, this home has it all, a must see!

Built in 2020

Essential Information

MLS® #	E4450414
Price	\$499,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,873
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	148 Aston Bend
Area	Leduc
Subdivision	Deer Valley
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1L9

Amenities

Amenities	Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Vinyl Windows, Walkout Basement
Parking	Double Garage Attached
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Backs Onto Lake, Fenced, Golf Nearby, Park/Reserve, Paved Lane, Playground Nearby, Public Transportation, Schools,

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

Additional Information

Date Listed	July 30th, 2025
Days on Market	14
Zoning	Zone 81

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