

# \$409,900 - 136 Reed Place, Leduc

MLS® #E4459173

## \$409,900

3 Bedroom, 3.50 Bathroom, 1,440 sqft  
Single Family on 0.00 Acres

Robinson, Leduc, AB

Beautifully maintained 3 bed, 3.5 bath half duplex in the quiet community of Robinson. This fully finished, carpet-free home offers a bright, open layout with central A/C and a cozy gas fireplace. The spacious kitchen features ample storage and flows into the dining area with access to a private, fenced yard that backs onto green space—no rear neighbours! Upstairs you'll find 3 generous bedrooms, including a primary suite with walk-in closet and ensuite. Plus the convenience of laundry to keep life simple. The finished basement provides additional living space, perfect for a rec room, office, or home gym. Located close to parks, schools, shopping, and quick access to Hwy 2. Move-in ready with pride of ownership.

Built in 2015

### Essential Information

MLS® #	E4459173
Price	\$409,900
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,440
Acres	0.00



Year Built	2015
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	136 Reed Place
Area	Leduc
Subdivision	Robinson
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1B1

### **Amenities**

Amenities	Air Conditioner, Deck
Parking	Single Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-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, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Low Maintenance Landscape
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed September 24th, 2025

Days on Market 4

Zoning Zone 81

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