

## \$120,000 - 34 Willow Park Estates, Leduc

MLS® #E4414918

**\$120,000**

2 Bedroom, 1.00 Bathroom, 960 sqft  
Land Lease Community on 0.00 Acres

Willow Park Estate\_LEDU, Leduc, AB

Welcome to 34 Willow Park Estates. This 16 ft x 60 ft beautiful home is well maintained with a large permitted deck to enjoy the outdoors. Situated on a corner lot, gives ample amount of space for your family to enjoy. This home is ideal for a young couple or the older generation wanting to downsize. this home includes lifetime taps installed, vaulted ceiling, vinyl flooring, hot water tank replaced in 2023, and roof redone in 2017. A 10 ft x 10 ft outdoor shed is also included for your extra storage needs. Lot rental includes garbage pickup. This home is a must see.

Built in 2006

### Essential Information

MLS® #	E4414918
Price	\$120,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	960
Acres	0.00
Year Built	2006
Type	Land Lease Community
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active



**Community Information**

Address	34 Willow Park Estates
Area	Leduc
Subdivision	Willow Park Estate_LEDU
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 5R1

**Amenities**

Parking Spaces	2
Parking	Parking Pad Cement/Paved

**Interior**

Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas

**Exterior**

Exterior	Prefab
Construction	Prefab
Foundation	Block

**Additional Information**

Date Listed	November 28th, 2024
Days on Market	155
Zoning	Zone 81

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Listing information last updated on May 2nd, 2025 at 2:32am MDT