

## \$450,000 - 78 Sandalwood Place, Leduc

MLS® #E4456984

**\$450,000**

4 Bedroom, 3.50 Bathroom, 1,498 sqft  
Single Family on 0.00 Acres

Suntree (Leduc), Leduc, AB

Stunning half-duplex in Suntree with a finished basement, double garage, A/C and beautiful finishes! The open-concept floor plan is flooded with natural light and shows off the well-appointed kitchen with large cabinets, quartz countertops and stainless steel appliances. The living room offers a cozy gas fireplace, and the dining room is spacious with a door that leads to the rear deck and a fully fenced backyard. Upstairs has 3 bedrooms, including the primary with a walk-in closet, a 4-piece ensuite, as well as convenient upper-floor laundry, and an additional 4-piece bathroom. The basement is professionally finished with a 4th bedroom, a 3-piece bathroom, a storage area, and a large rec room. This property is close to all amenities and has easy access to the highway for your commute. There is a double attached garage and an extra-long driveway. Located in a cul-de-sac, but has the added benefit of plenty of extra parking for your guests.

Built in 2015

### Essential Information

MLS® #	E4456984
Price	\$450,000
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,498
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	78 Sandalwood Place
Area	Leduc
Subdivision	Suntree (Leduc)
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1C4

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Refrigerator, 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, Corner Lot, Cul-De-Sac, Fenced, Golf Nearby,

Landscaped, Playground Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **School Information**

Elementary West Haven  
Middle Opaho  
High Opaho

### **Additional Information**

Date Listed September 10th, 2025  
Days on Market 21  
Zoning Zone 81

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Listing information last updated on October 1st, 2025 at 10:17am MDT