

\$399,900 - 5522 54 Street, Leduc

MLS® #E4438934

\$399,900

5 Bedroom, 2.50 Bathroom, 1,230 sqft
Single Family on 0.00 Acres

Willow Park_LEDU, Leduc, AB

Welcome to this lovely 4-level-split with a total living space of approx 1800 sq ft, double detached garage with a extended long driveway for a RV parking etc, in this desirable Willow Park neighborhood in Leduc, is the perfect home for anyone who wants an abundance of space for an affordable price . This charming home features an open concept main level and a spacious living room with large window, dining room and a functionable, spacious kitchen. Located near parks, schools, golf, shopping; easy access to HWY 2 and approx 13 minute drive to the Edmonton International airport

Built in 1974

Essential Information

MLS® #	E4438934
Price	\$399,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,230
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Detached Single Family



Style	4 Level Split
Status	Active

Community Information

Address	5522 54 Street
Area	Leduc
Subdivision	Willow Park_LEDU
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 5P4

Amenities

Amenities	Hot Water Natural Gas, No Smoking Home, See Remarks
Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Airport Nearby, Landscaped, No Back Lane, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 27th, 2025
Days on Market	25
Zoning	Zone 81

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real

estate professionals who are members of CREA (REALTOR®®, REALTORS®®) and/or the quality of services they provide (MLS®®, Multiple Listing Service®®)

Listing information last updated on June 21st, 2025 at 2:32am MDT