

\$439,000 - 128 Southfork Drive, Leduc

MLS® #E4458142

\$439,000

3 Bedroom, 2.50 Bathroom, 1,634 sqft

Single Family on 0.00 Acres

Southfork, Leduc, AB

Welcome to Southfork, Leduc! A 2-storey home perfectly situated on a quiet cul-de-sac, offering peace & privacy in one of Leduc's most desirable communities. Close to shopping, recreation, entertainment, Father Leduc Catholic School & all of Leduc's amenities. Perfect for a young family, empty nesters or as an investment. This 2-storey home offers over 1,600 SQFT of living space. Featuring 3 bedrooms, 3 bathrooms, attached double garage, & an expansive yard offering endless possibilities for outdoor activities, gardening, or creating your own personal oasis. Perfect for entertaining with family or friends! Inside you'll find a well-designed main floor, open concept kitchen, dining area, living room, main floor laundry & a 2-piece bathroom. Upstairs is 3 upper bedrooms, 4-pc main bathroom plus a 4-pc ensuite. Outside, enjoy the huge yard—perfect for kids, pets, & outdoor gatherings—with the bonus of RV parking access. In the unfinished basement you have endless potential to create additional living space.

Built in 2007

Essential Information

MLS® # E4458142

Price \$439,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,634
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	128 Southfork Drive
Area	Leduc
Subdivision	Southfork
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0E9

Amenities

Amenities	Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, R.V. Storage, Vinyl Windows
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 17th, 2025
Days on Market	50
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 November 6th, 2025 at 6:17am MST