

\$209,702 - 302 Telford Court, Leduc

MLS® #E4448265

\$209,702

3 Bedroom, 1.50 Bathroom, 1,246 sqft

Condo / Townhouse on 0.00 Acres

Willow Park_LEDU, Leduc, AB

CUTE AS A BUTTON....THIS COMPLEX IS SO WELL MAINTAINED...FRESH PAINT ON THE WALLS....NEW CARPET UPSTAIRS.....EPIC LITTLE YARD....3 bedrooms/1.5 bathrooms....~!WELCOME HOME!~ Beyond easy access to everything, there is a reason these don't come for sale often (such great units!). Clearly new sidewalks and fences/ from there you enter the private yard, has small grass area with also the perfect deck to sit back and park the bbq and chairs. Classic entrance with large closet, ahead to the right is the galley style kitchen, and large dining room... to the left is the family room (even an electric fireplace sitting in the corner). Upstairs you'll feel the lush carpets (brand new:) 3 bedrooms, big closets, and the full bathroom. Basement is unspoiled, with so many options.. huge rec room, laundry...and perfect storage etc. Come see for yourself!

Built in 1975

Essential Information

MLS® #	E4448265
Price	\$209,702
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1



Square Footage	1,246
Acres	0.00
Year Built	1975
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	302 Telford Court
Area	Leduc
Subdivision	Willow Park_LEDU
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 5M7

Amenities

Amenities	Patio, See Remarks
Parking	Stall

Interior

Appliances	Dryer, Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Metal, Stucco
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 16th, 2025
Days on Market	18

Zoning	Zone 81
Condo Fee	\$432

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 August 3rd, 2025 at 1:17am MDT