

## \$444,000 - 262 Robinson Dr, Leduc

MLS® #E4446575

**\$444,000**

3 Bedroom, 2.50 Bathroom, 1,418 sqft

Single Family on 0.00 Acres

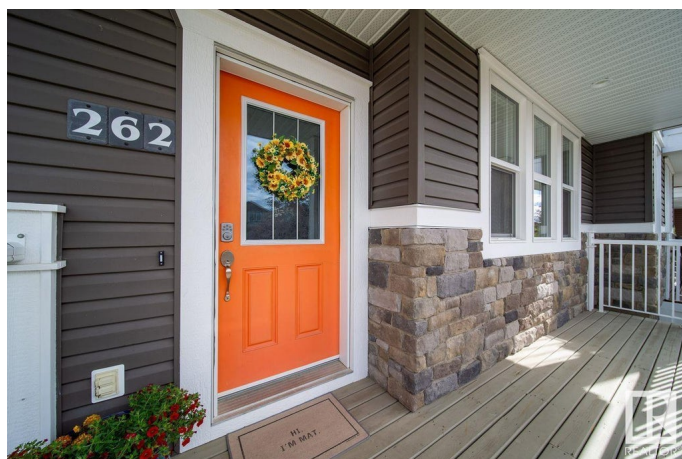
Robinson, Leduc, AB

Welcome to this polished open floor plan home in popular Robinson. This lovely home boasts a bright kitchen with granite counters, eating bar, SS appliances and tons of natural lighting. The dining area and living room area is enhanced by the wall mounted fireplace. The rear entry leads to a raised deck with gas BBQ hookup, overlooking the landscaped / fenced rear yard. The upper floor provides 3 beds, main bath, laundry area, and spacious master-bed with a 3 pce ensuite & walk-in closet. The basement is ready for your finishing touches. Double detached garage completes the package. A pleasure to show.

Built in 2013

### Essential Information

MLS® #	E4446575
Price	\$444,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,418
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Half Duplex



Style	2 Storey
Status	Active

### Community Information

Address	262 Robinson Dr
Area	Leduc
Subdivision	Robinson
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0S7

### Amenities

Amenities	HRV System
Parking	Double Garage Detached

### Interior

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

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Playground Nearby, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 7th, 2025
Days on Market	7
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 July 14th, 2025 at 3:18pm MDT