

\$439,900 - 2311 Lemieux Place, Edmonton

MLS® #E4420892

\$439,900

3 Bedroom, 3.50 Bathroom, 1,269 sqft
Single Family on 0.00 Acres

Leger, Edmonton, AB

This home is located in the desirable neighborhood of Leger in SW Edmonton. It features 3 large bedrooms , 3 full and 1 half washrooms , a finished basement with family room, kitchen cabinets and sink and ready for appliances. Upgrades include a granite counter on the kitchen island, a new hot water tank in 2024 and includes newer laundry appliances (2024). The open kitchen with island has stainless steel appliances and the main floor features oak flooring , ceramic tile and a cosy corner gas fireplace. No pet / no smoking home. Freshly painted. Single attached garage to keep your car cosy and an EV charging outlet. The yard is fully fenced and landscaped with a shed and vinyl deck to enjoy the outside. Close to Archbishop Joseph MacNeil Elementary/ Junior High School, Lillian Osborne High School, shopping, Leger Transit Centre ,the Anthony Henday and Whitemud Drive. This is the perfect first time home in a great neighborhood.



Built in 2007

Essential Information

MLS® #	E4420892
Price	\$439,900
Bedrooms	3
Bathrooms	3.50

Full Baths 3
 Half Baths 1
 Square Footage 1,269
 Acres 0.00
 Year Built 2007
 Type Single Family
 Sub-Type Half Duplex
 Style 2 Storey
 Status Active

Community Information

Address 2311 Lemieux Place
 Area Edmonton
 Subdivision Leger
 City Edmonton
 County ALBERTA
 Province AB
 Postal Code T6R 0C2

Amenities

Amenities Deck, Detectors Smoke, Front Porch, No Animal Home, No Smoking Home
 Parking Single Garage Attached

Interior

Interior Features ensuite bathroom
 Appliances Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer, Water Softener, Window Coverings
 Heating Forced Air-1, Natural Gas
 Fireplace Yes
 Fireplaces Glass Door, Mantel, Tile Surround
 Stories 3
 Has Basement Yes
 Basement Full, Finished

Exterior

Exterior Wood, Stone, Vinyl



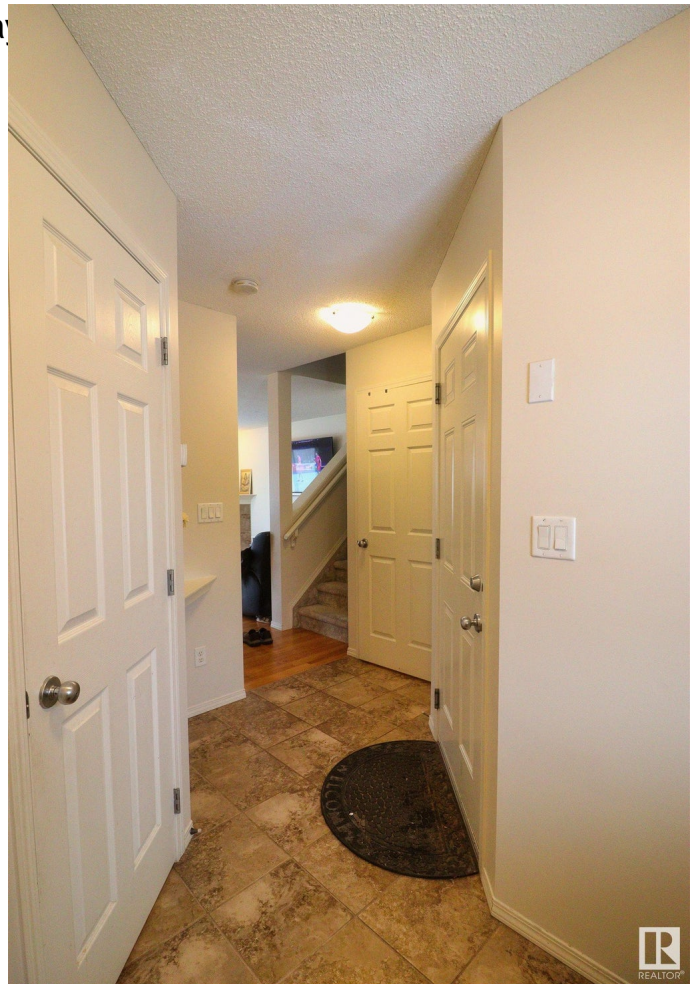
Exterior Features Fenced, Landscaped, Play
Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stone, Vinyl
Foundation Concrete Perimeter

School Information

Elementary Archbishop Joseph MacNeil
Middle Archbishop Joseph MacNeil
High Lilian Osborne High School

Additional Information

Date Listed February 8th, 2025
Days on Market 34
Zoning Zone 14



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Listing information last updated on March 14th, 2025 at 4:32am MDT