

## \$479,900 - 530 Reynalds Wynd, Leduc

MLS® #E4438170

**\$479,900**

3 Bedroom, 2.50 Bathroom, 1,581 sqft

Single Family on 0.00 Acres

Robinson, Leduc, AB

**NICELY UPDATED! MOVE IN READY!**

Searching for that pinterest worthy home with all bells and whistles? This 1581 sq ft 3 bed, 2.5 bath beaut shows a 10! Feat: A/C, heated garage, new luxury laminate flooring on the main, newer carpet upstairs, updated paint, new stainless steel appliances, lighting, & more! Classic open concept layout w/ gas fireplace creates the ideal space for entertaining friends & family. Large west facing windows, 9' ceiling, granite countertops w/ corner pantry, main floor laundry, 2 pce bath, & access to the backyard. Upstairs brings additional 4 pce bath, linen storage, & 3 good sized bedrooms, including the primary bed w/ walk in closet & 5 pce ensuite! The basement is unfinished but space to add the 4th bedroom, rec room, or keep as is for ample storage. 22' x 24' heated garage fits most half ton trucks. Fully fenced & landscaped w/ no neighbours directly behind too! Blocks to multiple playgrounds & quick access to Hwy 2A & LRC. Great package, shows well.

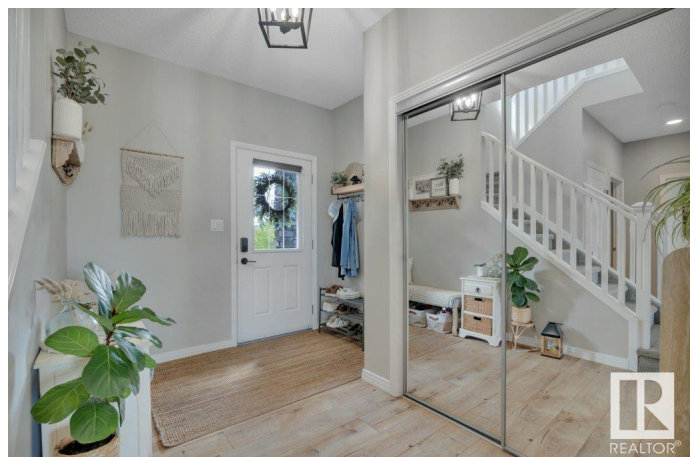
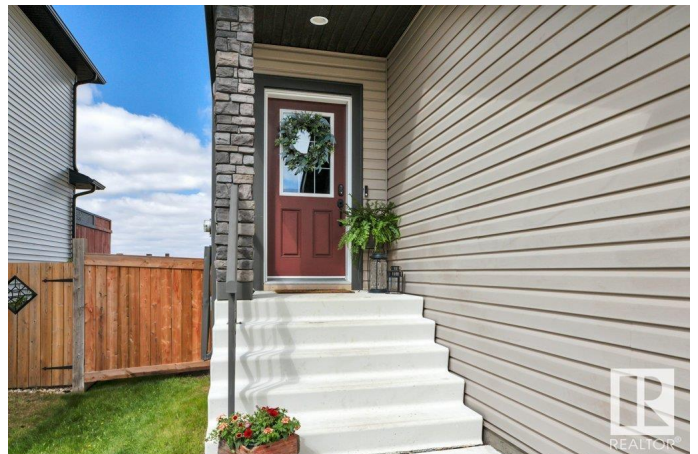
Built in 2013

### Essential Information

MLS® # E4438170

Price \$479,900

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,581                  |
| Acres          | 0.00                   |
| Year Built     | 2013                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 530 Reynolds Wynd |
| Area        | Leduc             |
| Subdivision | Robinson          |
| City        | Leduc             |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T9E 0T2           |

### Amenities

|           |                                                                                         |
|-----------|-----------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Hot Water Natural Gas, Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached, Heated, Over Sized                                              |

### Interior

|              |                                                                                                                                                            |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater |
| Heating      | Forced Air-1, Natural Gas                                                                                                                                  |
| Fireplace    | Yes                                                                                                                                                        |
| Fireplaces   | Corner                                                                                                                                                     |
| Stories      | 2                                                                                                                                                          |
| Has Basement | Yes                                                                                                                                                        |
| Basement     | Full, Unfinished                                                                                                                                           |

### Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                    |
| Exterior Features | Airport Nearby, Landscaped, Playground Nearby, Public Transportation, |

|              |                          |
|--------------|--------------------------|
|              | Schools, Shopping Nearby |
| Roof         | Asphalt Shingles         |
| Construction | Wood, Stone, Vinyl       |
| Foundation   | Concrete Perimeter       |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 25             |
| Zoning         | Zone 81        |

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Listing information last updated on June 17th, 2025 at 10:48am MDT