

## \$539,900 - 360 Bluff Cove, Leduc

MLS® #E4464396

**\$539,900**

3 Bedroom, 2.50 Bathroom, 2,131 sqft

Single Family on 0.00 Acres

Black Stone, Leduc, AB

IF YOU NEED A HOME FOR EXTENDED FAMILY LIVING, THEN YOU MUST SEE THIS 4 BEDROOM/3.5 BATHROOM by LOOK BUILT INC.! The 4th bedroom with it's full bathroom is on the MAIN FLOOR and is perfect for aging parents or any one with mobility issues. It can also function as a den/office for working from home. The main floor also features a GREAT kitchen with a Large center island/eating bar, stone counters, an appliance allowance, soft close cabinets, pots and pans drawers, an upgraded backsplash and a HUGE walk through pantry to the back mudroom and garage. Other highlights include 9' ceilings, wood & metal railings, a Great Room with Fireplace, a BIG Dining Area, and Large windows that flood the home with light. Upstairs features a SIZEABLE Bonus Room, a LARGE Laundry Room, & a GENEROUS Master Bedroom with a Luxury Ensuite. The home gets BETTER with a SEPARATE SIDE ENTRANCE, 9' Bsmt ceilings, plus R/In's for a bathroom, wetbar, and laundry PLUS...The Garage is 2' longer & includes an 8' garage door. IT'S ALL HERE!

**LOOK**  
BUILT INC.  
BL-1493E - PARAGON  
MODERN HERITAGE ELEVATION



Built in 2025

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4464396  |
| Price  | \$539,900 |

|                |                        |
|----------------|------------------------|
| Lease Rate     | \$9                    |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,131                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 360 Bluff Cove |
| Area        | Leduc          |
| Subdivision | Black Stone    |
| City        | Leduc          |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T9E 1S2        |

### Amenities

|           |                                 |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached          |

### Interior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | ensuite bathroom                                             |
| Appliances        | Garage Control, Garage Opener, Window Coverings, See Remarks |
| Heating           | Forced Air-1, Natural Gas                                    |
| Fireplace         | Yes                                                          |
| Fireplaces        | Mantel, Wall Mount                                           |
| Stories           | 2                                                            |
| Has Basement      | Yes                                                          |
| Basement          | Full, Unfinished                                             |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                        |
| Exterior Features | Park/Reserve, Playground Nearby, Schools, Shopping Nearby |

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

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 30th, 2025 |
| Days on Market | 5                  |
| Zoning         | Zone 81            |

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