

\$540,000 - 446 Roberts Crescent, Leduc

MLS® #E4461659

\$540,000

3 Bedroom, 2.50 Bathroom, 1,985 sqft

Single Family on 0.00 Acres

Robinson, Leduc, AB

Welcome to this stunning 1985sq ft two-storey home that perfectly blends style, comfort, and functionality. Featuring a front-attached garage and a thoughtfully designed layout, this home offers 3 spacious bedrooms and 2.5 bathrooms. The bright corner kitchen boasts a large square island overlooking the backyard—perfect for entertaining or family meals. The main floor includes a generous entryway and an inviting family room ideal for relaxing or hosting guests and smart home controls for the light fixtures. Upstairs, the primary suite impresses with a luxurious 5-piece ensuite and an oversized walk-in closet that connects directly to the convenient upstairs laundry room. A large bonus room adds versatile living space, while the secondary bedrooms are big enough to comfortably fit king-sized beds. Outside, enjoy a beautifully landscaped, low-maintenance backyard designed for effortless outdoor living and year-round relaxation. This home offers everything your family needs—style, space, and ease of living.

Built in 2022

Essential Information

MLS® # E4461659

Price \$540,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,985
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	446 Roberts Crescent
Area	Leduc
Subdivision	Robinson
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 1N4

Amenities

Amenities	Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Gazebo, Hot Tub, Hot Water Natural Gas, HRV System
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Asphalt, Stone, Vinyl
Exterior Features	Fenced, No Back Lane, Playground Nearby, Schools, See Remarks

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

Additional Information

Date Listed	October 10th, 2025
Days on Market	4
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 October 13th, 2025 at 9:17pm MDT