

# \$425,000 - 99 Dalquist Bay, Leduc

MLS® #E4461790

## \$425,000

5 Bedroom, 2.50 Bathroom, 2,117 sqft  
Single Family on 0.00 Acres

Tribute, Leduc, AB

Spacious 2-storey home in South Leduc’s Tribute neighborhood, just over 2,100 sq.ft. Featuring 4 bedrooms and 2.5 bathrooms, the main floor impresses with high ceilings in the foyer and living room, a modern kitchen, den, and convenient laundry. Upstairs, find 3 bedrooms plus a bonus room; the primary suite boasts a full ensuite with separate tub and shower. The lower level is partially finished, including a 4th bedroom, with a framed 5th bedroom and roughed-in bathroom drains. Situated on a south-facing corner lot with an extra-wide driveway accommodating 3 cars side-by-side plus RV or boat parking access into the yard. Cosmetic updates needed, reflected in the attractive asking price.

Built in 2010

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4461790  |
| Price          | \$425,000 |
| Bedrooms       | 5         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,117     |
| Acres          | 0.00      |
| Year Built     | 2010      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 99 Dalquist Bay |
| Area        | Leduc           |
| Subdivision | Tribute         |
| City        | Leduc           |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T9E 0J7         |

### Amenities

|                |                                                                                                            |
|----------------|------------------------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, On Street Parking, Exterior Walls- 2"x6", R.V. Storage, Vaulted Ceiling, Vinyl Windows |
| Parking Spaces | 3                                                                                                          |
| Parking        | Double Garage Attached                                                                                     |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                            |
| Stories           | 2                                                                                    |
| Has Basement      | Yes                                                                                  |
| Basement          | Full, Partially Finished                                                             |

### Exterior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                               |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, No Back Lane, Playground Nearby, Schools, Shopping Nearby, View City |
| Roof              | Asphalt Shingles                                                                                          |
| Construction      | Wood, Vinyl                                                                                               |
| Foundation        | Concrete Perimeter                                                                                        |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 10th, 2025 |
| Days on Market | 9                  |

Zoning

Zone 81

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Listing information last updated on October 19th, 2025 at 6:47am MDT