# \$198,500 - 180 Bridgeport Boulevard, Leduc

MLS® #E4431974

### \$198.500

3 Bedroom, 1.50 Bathroom, 1,284 sqft Condo / Townhouse on 0.00 Acres

Bridgeport, Leduc, AB

This charming 2-storey townhome offers a wonderful balance of space, comfort, and functionality. As you step inside, you'll be greeted by a spacious living area that invites you to relax, host, and make lasting memories. The bright white kitchen flows seamlessly into a large laundry room with bonus storage, making everyday living both easy and efficient. Large patio doors fill the main floor with natural light and open onto your outdoor space. A convenient 2-piece bathroom completes this level. Upstairs, you'II find three generously sized bedrooms, each with ample closet space, including a primary bedroom with a walk-in closetâ€"and a well-appointed 4-piece bathroom designed to meet the needs of a busy household. Nestled in a welcoming, family-friendly complex, this home places you close to schools, parks, shopping, and transit.

Built in 2004

### **Essential Information**

MLS® # E4431974 Price \$198,500

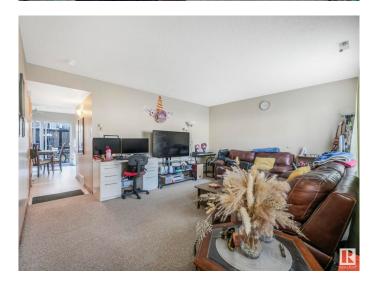
Bedrooms 3

Bathrooms 1.50

Full Baths 1
Half Baths 1







Square Footage 1,284
Acres 0.00
Year Built 2004

Type Condo / Townhouse

Sub-Type Townhouse
Style 2 Storey
Status Active

## **Community Information**

Address 180 Bridgeport Boulevard

Area Leduc

Subdivision Bridgeport

City Leduc

County ALBERTA

Province AB

Postal Code T9E 8S1

#### **Amenities**

Amenities Off Street Parking, On Street Parking, Parking-Plug-Ins, Parking-Visitor,

**Vinyl Windows** 

Parking Spaces 1

Parking Stall

#### Interior

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Golf Nearby, Playground Nearby, Public Swimming Pool,

Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed April 21st, 2025

Days on Market 55

Zoning Zone 81

Condo Fee \$363

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 June 15th, 2025 at 2:47pm MDT