

## \$849,900 - 57 Dalquist Bay, Leduc

MLS® #E4452069

**\$849,900**

3 Bedroom, 2.50 Bathroom, 2,605 sqft

Single Family on 0.00 Acres

Meadowview Park\_LEDU, Leduc, AB

Stunning 2-storey walkout Victory Home, built in 2022 offers over 2,600 sqft with 3 beds & 2.5 Baths and is designed to impress! The open-concept layout with soaring ceilings offers elegance and space from the moment you enter. Love to cook and entertain? The chef's dream kitchen with Gas Cook Top & Wall Ovens also features a large island with Waterfall Counter tops, pantry, and buffet counter—perfect for gatherings. Main floor includes a den/office or 4th bedroom & Half Bath. Upstairs, the primary suite boasts a 5-piece ensuite, walk-through closet & Private Balcony with serene lake views. Loft Area 2 more spacious bedrooms, full bath, and convenient laundry Room complete the upper floor. Enjoy incredible upgrades: Heated Triple Garage with RV-Height door, A/C, Stamped Concrete Patio, low-maintenance yard with Artificial Turf & limestone, Composite Fence & Gates. Immaculately Maintained—A perfect home for family living—luxurious, functional, and move-in ready!

Built in 2022

### Essential Information

MLS® # E4452069

Price \$849,900

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,605                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 57 Dalquist Bay      |
| Area        | Leduc                |
| Subdivision | Meadowview Park_LEDU |
| City        | Leduc                |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T9E 0N5              |

### Amenities

|                |                                                                                                              |
|----------------|--------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Detectors Smoke, Lake Privileges, Vinyl Windows, See Remarks |
| Parking Spaces | 6                                                                                                            |
| Parking        | Triple Garage Attached                                                                                       |
| Is Waterfront  | Yes                                                                                                          |

### Interior

|                   |                                                                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                           |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                  |
| Fireplace         | Yes                                                                                                                                                                                        |
| Fireplaces        | Insert                                                                                                                                                                                     |
| Stories           | 2                                                                                                                                                                                          |
| Has Basement      | Yes                                                                                                                                                                                        |
| Basement          | Full, Partially Finished                                                                                                                                                                   |

### Exterior

|                   |                                                                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                                                                                                    |
| Exterior Features | Airport Nearby, Backs Onto Lake, Fenced, Flat Site, Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks |
| Roof              | Fiberglass                                                                                                                                                                                            |
| Construction      | Wood, Stone, Vinyl                                                                                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                                                                                                    |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 12               |
| Zoning         | Zone 81          |

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Listing information last updated on August 19th, 2025 at 11:02pm MDT