# \$335,000 - 4010 37 Avenue, Leduc

MLS® #E4456271

#### \$335,000

3 Bedroom, 2.00 Bathroom, 1,083 sqft Single Family on 0.00 Acres

Caledonia, Leduc, AB

Judicial sale in the community of Caledonia. Infill potential. The property requires significant renovation. A perfect fixer-upper or the the 635m2 lot would be ideal for redevelopment. This property is sold "as is, where is".



### **Essential Information**

MLS® # E4456271 Price \$335,000

Bedrooms 3
Bathrooms 2.00
Full Baths 2

Square Footage 1,083 Acres 0.00 Year Built 1976

Type Single Family

Sub-Type Detached Single Family

Style 3 Level Split

Status Active

## **Community Information**

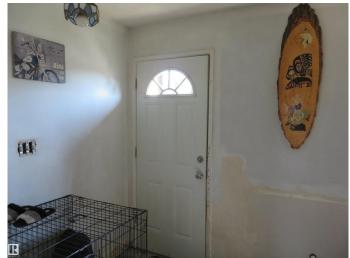
Address 4010 37 Avenue

Area Leduc Subdivision Caledonia

City Leduc

County ALBERTA







Province AB

Postal Code T9E 6E1

#### **Amenities**

Amenities Crawl Space

Parking Double Garage Detached

#### Interior

Appliances See Remarks

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Brick, Stucco

Exterior Features Fenced, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Brick, Stucco

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed September 5th, 2025

Days on Market 54

Zoning Zone 81

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Listing information last updated on October 29th, 2025 at 4:02am MDT