

\$215,000 - 129 401 Southfork Drive, Leduc

MLS® #E4453212

\$215,000

2 Bedroom, 2.00 Bathroom, 806 sqft

Condo / Townhouse on 0.00 Acres

Southfork, Leduc, AB

Welcome to this stylish and functional 2-bedroom, 2-bathroom townhome in the sought-after Rushes of Southfork community. This unique layout offers convenience and flexibility with a split-level entrance – head downstairs to find a spacious bedroom, full bathroom, laundry area, and mechanical room, ideal for guests or a private home office. The main floor features a modern kitchen with ample cabinet space, stainless steel appliances, and an open-concept living area perfect for entertaining. Upstairs, you'll find the bright and airy primary suite complete with a full ensuite and access to a private balcony – the perfect place to unwind. Enjoy summer evenings on the back deck and the convenience of a dedicated rear parking pad. Located close to parks, schools, and amenities, this home offers exceptional value in a vibrant, family-friendly neighborhood.

Built in 2012

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4453212 |
| Price | \$215,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 806 |



| | |
|------------|-------------------|
| Acres | 0.00 |
| Year Built | 2012 |
| Type | Condo / Townhouse |
| Sub-Type | Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 129 401 Southfork Drive |
| Area | Leduc |
| Subdivision | Southfork |
| City | Leduc |
| County | ALBERTA |
| Province | AB |
| Postal Code | T9E 0X1 |

Amenities

| | |
|-----------|---|
| Amenities | Off Street Parking, Deck, Detectors Smoke |
| Parking | No Garage, Parking Pad Cement/Paved |

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Golf Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 15th, 2025 |
| Days on Market | 1 |

| | |
|-----------|---------|
| Zoning | Zone 81 |
| Condo Fee | \$356 |



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Listing information last updated on August 16th, 2025 at 12:47pm MDT