

\$939,000 - 3104 61 Avenue, Rural Leduc County

MLS® #E4461157

\$939,000

3 Bedroom, 3.50 Bathroom, 2,868 sqft
Rural on 0.23 Acres

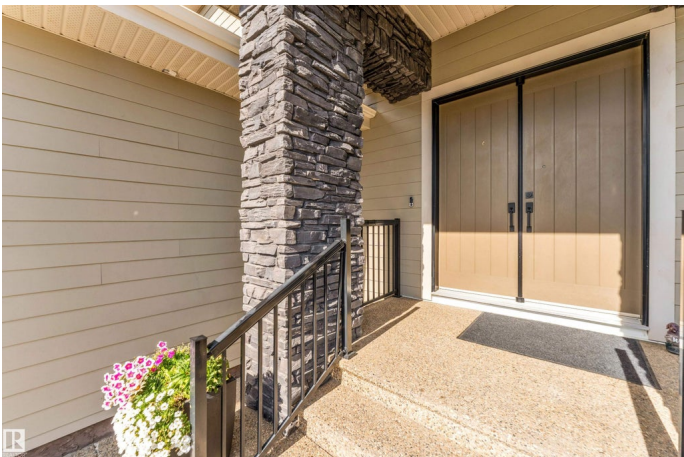
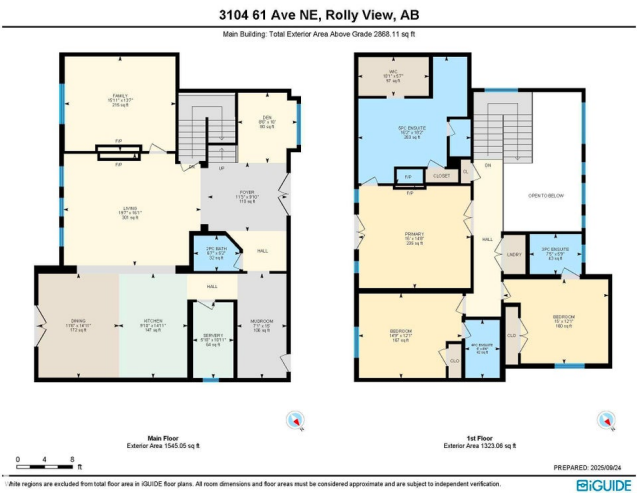
Royal Oaks_LEDU, Rural Leduc County, AB

Welcome to Royal Oaks! Experience the perfect blend of city convenience and peaceful living. This stunning elevated two-storey offers nearly 2,900 sq. ft. of refined space—just minutes from Beaumont, South Edmonton Common, and the airport. The main floor showcases brand-new ceramic tile, a private butler’s second kitchen, a gourmet chef’s main kitchen with a grand entertaining island, granite counters, high-end stainless appliances, a spacious den with a double-sided fireplace, and a large mudroom. Ascend the custom glass railing to find plush new carpet, upper-floor laundry with counter space, and three bedrooms—each with its own ensuite. The luxurious owner’s retreat features a private balcony, double sinks, jacuzzi, custom walk-in shower, and another double-sided fireplace. All closets include MDF shelving. The massive basement awaits your vision, whether it be in-law suite or private man cav. The oversized heated TRIPLE GARAGE sits on nearly 1/3 acre. Your dream home is calling—don’t wait!

Built in 2014

Essential Information

MLS® #	E4461157
Price	\$939,000



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,868
Acres	0.23
Year Built	2014
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3104 61 Avenue
Area	Rural Leduc County
Subdivision	Royal Oaks_LEDU
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T4X 0X4

Amenities

Features	See Remarks
----------	-------------

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood
Exterior Features	Airport Nearby, Fenced, Flat Site, Landscaped, Level Land, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed October 7th, 2025

Days on Market 16

Zoning Zone 80

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 October 23rd, 2025 at 8:17am MDT