

\$159,900 - 402 164 Bridgeport Boulevard, Leduc

MLS® #E4447654

\$159,900

2 Bedroom, 1.00 Bathroom, 994 sqft

Condo / Townhouse on 0.00 Acres

Bridgeport, Leduc, AB

Calling all first-time buyers and investors! This budget-friendly carriage home has 2 roomy bedrooms and walk-in-closets, a full 4-piece bath, and a super functional kitchen with pantry and tons of counter space. Open dining and living area with patio doors leading to your own patio—perfect for morning coffee or a BBQ (gas BBQ included!). The laundry is tucked into the mechanical room just off the kitchen, plus there's extra exterior storage. One parking stall included (#34), with lots of visitor and street parking nearby. Steps to Leduc Common for shopping, restaurants, groceries and more. Quick drive to the YEG International airport!

Built in 2008

Essential Information

MLS® #	E4447654
Price	\$159,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	994
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Carriage



Style	Bungalow
Status	Active

Community Information

Address	402 164 Bridgeport Boulevard
Area	Leduc
Subdivision	Bridgeport
City	Leduc
County	ALBERTA
Province	AB
Postal Code	T9E 0L3

Amenities

Amenities	Ceiling 9 ft., Patio, Storage-In-Suite
Parking Spaces	1
Parking	Stall, See Remarks

Interior

Appliances	Dishwasher-Built-In, Garburator, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	See Remarks, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 14th, 2025
Days on Market	1
Zoning	Zone 81
Condo Fee	\$345

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Listing information last updated on July 14th, 2025 at 11:47pm MDT