

# \$589,900 - 170 Stonehouse Way, Leduc

MLS® #E4463906

## \$589,900

1 Bedroom, 1.50 Bathroom, 1,164 sqft  
Single Family on 0.00 Acres

Southfork, Leduc, AB

The Sawyer model by Jayman BUILT is a beautifully crafted half duplex villa offering 1164 sq.ft. of thoughtfully designed living space with no condo fees. A welcoming front verandah adds charming curb appeal, while the single attached garage provides everyday convenience. Inside, the open main floor design features a bright great room and dining area that flow together effortlessly. The kitchen is both stylish and functional, showcasing designer cabinetry, quartz countertops, and stainless steel appliances. Built with Jayman’s renowned Core Performance features—including triple pane windows, HRV, a high efficiency furnace, and tankless hot water system—this home delivers outstanding comfort and energy efficiency. Modern finishes, smart design, and superior craftsmanship combine to create a home perfectly suited for today’s lifestyle.



Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4463906  |
| Price      | \$589,900 |
| Bedrooms   | 1         |
| Bathrooms  | 1.50      |
| Full Baths | 1         |
| Half Baths | 1         |

|                |               |
|----------------|---------------|
| Square Footage | 1,164         |
| Acres          | 0.00          |
| Year Built     | 2025          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | Bungalow      |
| Status         | Active        |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 170 Stonehouse Way |
| Area        | Leduc              |
| Subdivision | Southfork          |
| City        | Leduc              |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T9E 1R2            |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Hot Water Tankless     |
| Parking   | Single Garage Attached |

### Interior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                            |
| Appliances        | Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas                                                   |
| Stories           | 1                                                                           |
| Has Basement      | Yes                                                                         |
| Basement          | Full, Unfinished                                                            |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Vinyl        |
| Exterior Features | See Remarks        |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

### Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | October 29th, 2025 |
|-------------|--------------------|

Days on Market 8

Zoning Zone 81

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Listing information last updated on November 6th, 2025 at 9:02am MST