

\$325,000 - 14 St, Rural Leduc County

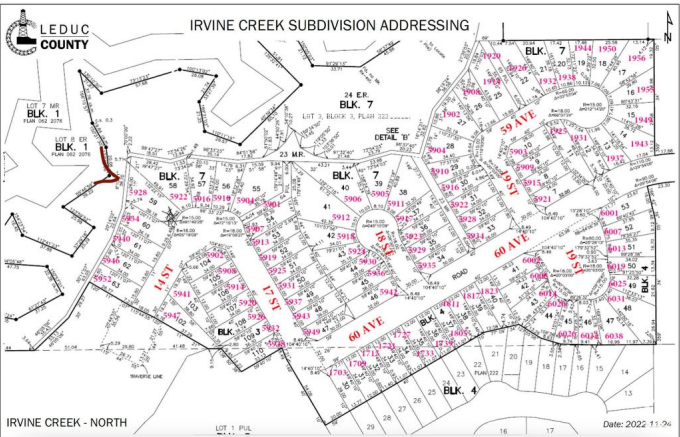
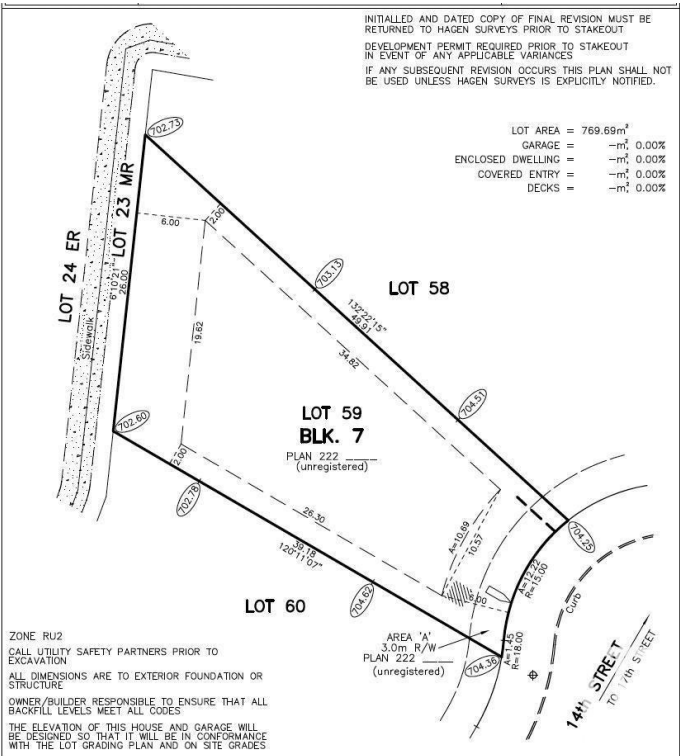
MLS® #E4441980

\$325,000

0 Bedroom, 0.00 Bathroom,
Rural on 0.19 Acres

Irvine Creek, Rural Leduc County, AB

Ready to build your dream home on this exceptional ravine-backing in the beautiful community of Irvine Creek? This expansive pie-shaped lot offers a rare 40-foot building pocket and backs onto green space and ravine—perfect for creating your private oasis. Located in a fully developed subdivision, the property comes with full municipal services including city water, city sewer, gas, power, and high-speed internet. Choose your own builder or build yourself—surrounded by other custom, high-end homes. Just minutes from Beaumont, Edmonton, Nisku, Leduc, and the Edmonton International Airport.



Essential Information

MLS® #	E4441980
Price	\$325,000
Bathrooms	0.00
Acres	0.19
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	14 St
Area	Rural Leduc County

Subdivision	Irvine Creek
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T4X 3C4

Exterior

Exterior Features Airport Nearby, Shopping Nearby, See Remarks

Additional Information

Date Listed	June 10th, 2025
Days on Market	6
Zoning	Zone 80

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Listing information last updated on June 16th, 2025 at 3:17am MDT