

\$725,000 - 22355 Hwy 623, Rural Leduc County

MLS® #E4456656

\$725,000

4 Bedroom, 2.00 Bathroom, 1,302 sqft

Rural on 6.57 Acres

None, Rural Leduc County, AB

Beautifully renovated home on 6.57 acres with all paved roads leading to this amazing location. This home features 3 bedrooms on main floor and 1 in the basement. The bright kitchen flows into the dining room and up to the spacious living room. This home has many features and upgrades, 25KVA transformer on site, 200 amp panel in garage, cross fenced for cattle and horses, chicken coop automatic door, air conditioning, new furnace, new hot water tank, new roof, new windows, siding with foam insulation, 30' well, 7GPM septic tank with field, RO drinking water at tap and fridge. Outside garden has 30+ raised planter boxes, 2 sheds and so much more. Many mature trees that offer privacy and shade. This is country living at its finest

Built in 1965

Essential Information

MLS® #	E4456656
Price	\$725,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,302
Acres	6.57
Year Built	1965



Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	22355 Hwy 623
Area	Rural Leduc County
Subdivision	None
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T0B 3M4

Amenities

Features	Air Conditioner, Deck, Front Porch, Greenhouse
----------	--

Interior

Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Airport Nearby, Cross Fenced, Fenced, Golf Nearby, Park/Reserve, Private Setting
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 7th, 2025
Days on Market	9
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 September 16th, 2025 at 12:47am MDT