# \$569,900 - 1408 Latta Court, Edmonton

MLS® #E4438071

### \$569,900

4 Bedroom, 3.50 Bathroom, 1,908 sqft Single Family on 0.00 Acres

Leger, Edmonton, AB

Welcome to this beautifully maintained home tucked away in a QUIET TERWILLEGAR CUL-DE-SACâ€"offering the perfect blend of comfort, style, and convenience. The open-concept main floor features a spacious kitchen with GRANITE COUNTERTOPS. LARGE ISLAND, and RAISED EATING BARâ€"ideal for both everyday living and entertaining. Thoughtful details include a GAS FIREPLACE, BUILT-IN SHELVING, CUSTOM IRON RAILING, SOUND SYSTEM, and a second kitchen in the FULLY FINISHED BASEMENT. The lower level also includes an EXTRA BEDROOM and LARGE REC ROOM. Step outside to a PRIVATE BACKYARD OASIS with MATURE TREES, ROCK GARDEN, FIRE PIT, and an EXPANSIVE DECK. The DOUBLE GARAGE is INSULATED and DRYWALLED. Just a short walk to SCHOOLS, TERWILLEGAR REC CENTRE, TRANSIT, SHOPS, and RESTAURANTSâ€"this home is the TOTAL PACKAGE.

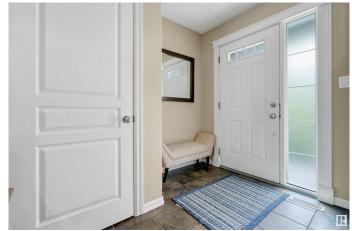


#### **Essential Information**

MLS® # E4438071 Price \$569,900

Bedrooms 4







Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 1,908 Acres 0.00

Year Built 2004

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 1408 Latta Court

Area Edmonton

Subdivision Leger

City Edmonton
County ALBERTA

Province AB

Postal Code T6R 3N2

#### **Amenities**

Amenities See Remarks

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood

Fan, Storage Shed, Stove-Gas, Window Coverings, Refrigerators-Two

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Mantel

Stories 3

Has Suite Yes

Has Basement Yes

Basement Full, Finished

### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Landscaped, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 23rd, 2025

Days on Market 24

Zoning Zone 14

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