



Fort Saskatchewan Alberta

\$399,000

RARE LOCATION siding the Ross Creek Trail System! Tucked along a mature tree-lined street on a 68' x 100' lot, this solid home offers an incredible opportunity to create something truly special in a setting that rarely comes available. One direction welcomes you to the history & charm of old downtown, while the other feels like an escape to nature with trails right outside your door. Offering 1,730 sq ft of developed living space plus another 700 sq ft awaiting your ideas in the basement, a little sweat equity & updating could transform this property into a one-of-a-kind home in a one-of-a-kind location! The upgraded kitchen features newer cabinetry, Dekton countertops, stainless appliances, built-in wall oven, hybrid cooktop, full wall pantry with pull-outs & centre island. The living room offers a wall of windows overlooking the private yard, hardwood floors & brick fireplace. Complete with 4 bedrooms, 2 full baths, hot water on demand & attached garage. Privacy, potential & an unbeatable location! (id:6769)

Bedroom 3 2.93 m X 3.48 m

Bedroom 4 2.9 m X 3.39 m

Living room 4.13 m X 5.31 m

Dining room 3.09 m X 3.33 m

Kitchen 3.09 m X 6.03 m

Primary Bedroom 3.3 m X 3.36 m

Bedroom 2 3.01 m X 3.56 m

Listing Presented By:



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<http://www.thesoldsisters.ca/>



Royal

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