



## 10 RED CANYON Way Fort Saskatchewan AB

\$374,900

Welcome to your perfect family home in South Fort! This stunning half duplex combines modern comfort with functionality, offering just over 1,300 sq. ft. of above-ground living space. The main floor welcomes you with sleek new vinyl plank flooring, a bright open-concept layout, and a contemporary kitchen featuring near-new stainless steel appliances. A convenient half bath completes this level, perfect for guests. Upstairs, you'll find 3 spacious bedrooms and 2 full bathrooms, including a serene primary suite with its own private ensuite and walk-in closet. The well-sized backyard, complete with a large deck, offers a perfect outdoor retreat, while the heated double garage, instant hot water heater and central A/C add extra convenience. The spacious unfinished basement awaits your personal touch, offering endless potential for customization. this home provides both peace and convenience, with schools, parks, and shopping just minutes away.

Listing Presented By:



Originally Listed by:  
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