



## Fort Saskatchewan Alberta

\$449,900

This beautifully maintained 3-bedroom, 3-bathroom single-family home offers modern comfort and functional living for the whole family. The bright main floor welcomes you with a spacious living room featuring a large front window and a sleek electric fireplace, flowing seamlessly into the dining area and well-appointed kitchen with ample cabinetry and counter space. A convenient 3-piece bathroom and a practical mudroom with built-in shelving complete the main level and provide easy access to the backyard. Upstairs, the primary suite serves as a relaxing retreat with a walk-in closet and private ensuite, while two additional bedrooms, a full bathroom, and upper-level laundry add everyday convenience. Located in the desirable Westpark community, this home is just minutes from schools, parks, and all essential amenities. (id:6769)

Living room 5.12 m X 4.77 m

Dining room 2.99 m X 2.89 m

Kitchen 4.01 m X 4.24 m

Den 3.31 m X 3.18 m

Mud room 2.98 m X 4.05 m

Primary Bedroom 4.01 m X 4.1 m

Bedroom 2 3.11 m X 3.52 m

Bedroom 3 3.17 m X 3.51 m

Bonus Room 3.61 m X 2.66 m

Listing Presented By:



Originally Listed by:  
RE/MAX Edge Realty

<http://www.timbakerrealty.com/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.