



## Fort Saskatchewan Alberta

\$460,000

Welcome to this move-in ready half duplex offering 3+1 bedrooms and 3.5 bathrooms, perfect for families or those needing extra space. This well-maintained home features central air conditioning with a new A/C unit, new stainless steel appliances, fresh paint throughout, and the convenience of main floor laundry, creating a modern and functional living space. The fully finished basement includes an additional bedroom and bathroom and could easily be converted into a nanny or in-law suite, providing excellent flexibility for extended family or guests. Enjoy added convenience with a double detached garage and a built-in speaker system for enhanced entertainment throughout the home. Ideally located close to parks, schools, and shopping, this home combines comfort, functionality, and a fantastic location. (id:6769)

Family room 3.33 m X 2.75 m

Bedroom 4 4.31 m X 3.77 m

Living room 5.51 m X 3.76 m

Kitchen 3.26 m X 2.89 m

Breakfast 3.21 m X 2.58 m

Laundry room 1.69 m X 1.55 m

Primary Bedroom 3.95 m X 3.32 m

Bedroom 2 3.54 m X 2.66 m

Bedroom 3 2.91 m X 2.8 m

Listing Presented By:



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Royal LePage Noralta Real Estate

<https://jenlucas.royallepage.ca/>



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