



## Fort Saskatchewan Alberta

\$438,800

Located on a quiet tree lined street in the Community of Southfort. Only 1/2 block to the parks, ponds, playgrounds, walking/bike trails. This community is a lifestyle. With super easy access to to all amenities and commuter Highways. 1488.25 sq.ft 2 storey half duplex with a great open concept floor plan, ideal for the family & entertaining. Front veranda welcomes you into a large tiled front entry, double closets. Huge open living room, beautiful floors, big windows, gas corner fireplace w/mantle. Large family size dining room area, sunny very bright kitchen has Granite countertops, tons of cabinets, glass tile & pantry. Stainless steel appliances. Convenient main floor 2 piece wash room & laundry room. Upstairs you will find primary bedroom, walk-in closet, 4 piece ensuite bath & 2 other great sized bedrooms both have double closets & a 4 piece bath. Downstairs is fully finished w/family room/rec room, 3 piece bath shower jets, 4th bedroom. Back deck. w/BBQ gas, fully fenced, 2 gates, double garage. (id:6769)

Family room 4.61 m X 4.1 m

Bedroom 4 5.55 m X 3.2 m

Living room 3.6 m X 3.2 m

Dining room 3.52 m X 3.144 m

Kitchen 3.52 m X 3.4 m

Primary Bedroom 3.54 m X 4.27 m

Bedroom 2 3.32 m X 3.05 m

Bedroom 3 3.6 m X 3.05 m

Listing Presented By:



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Royal LePage Premier Real Estate

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