



Fort Saskatchewan Alberta

\$379,000

Fabulous location and fantastic family living! This well-kept 2-storey duplex offers a functional layout, plenty of space, and an unbeatable setting just steps from a park and playground, with the River Valley close by. The bright, open-concept main floor creates an inviting space for everyday living and entertaining, with a seamless flow between the living, dining and kitchen areas. Upstairs features THREE BIG BEDROOMS plus a BONUS ROOM, a highly desirable space perfect for a home office, playroom, media area or quiet retreat. The spacious primary bedroom offers a full 4-piece ensuite for added comfort. Outside, enjoy a beautifully landscaped and fully fenced yard, ideal for kids, pets and summer gatherings. A single attached garage provides convenience, while ample additional parking is available directly across the street. With parks, trails and nature right at your doorstep, this is a wonderful place to call home! (id:6769)

Living room 3.08 m X 4.94 m

Dining room 3.06 m X 2.32 m

Kitchen 2.74 m X 3.61 m

Primary Bedroom 3.82 m X 4.66 m

Bedroom 2 2.75 m X 4.6 m

Bedroom 3 3.25 m X 4.91 m

Bonus Room 3.82 m X 3.79 m

Listing Presented By:



Originally Listed by:
Royal LePage Noralta Real Estate

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

REMAX
Excellence

REMAX Excellence

201, 5607-199 Street, Edmonton,
Alberta,

Phone: 780-984-9399

Fax:

steveleddy@hotmail.com

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.