



## Fort Saskatchewan Alberta

South Fort

**\$577,395**



**RE/MAX Kelowna**  
100-1553 Harvey Avenue  
Kelowna, BC,  
Canada

Brand new construction -- built in 2026 - 1,833 sq ft of finished living space -4 bedrooms including a main floor bedroom - 3 full bathrooms including a main floor full bath - Detached single-family home - Side entry -- ideal for for potential future basement development - 9 ft basement ceiling height. Listing Description Welcome to 18 Marigold Avenue North -- a brand-new 2026-built detached home in the growing community of Roseburn, Fort Saskatchewan. Offering 1,833 sq ft of thoughtfully designed living space, this 4-bedroom, 3-bathroom home is built for both comfort and future opportunity. A rare main floor bedroom with a full bathroom makes this home ideal for guests or family. Savvy buyers will love the side entry and impressive 9 ft basement ceiling height -- perfectly positioned for a potential future development. This home delivers exceptional value in one of Fort Saskatchewan's newest communities. Photos are representative. (id:6769)

**David Lofthaug**

Bode

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