

Courtesy Of . Sukhvir Singh and . Simranjeet Singh Of Exp Realty

# \$639,999 - 91 Elm Street, Fort Saskatchewan

MLS® #E4424271

**\$639,999**

4 Bedroom, 3.00 Bathroom, 2,476 sqft  
Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Welcome to your LUXURY house in the desirable South Fort neighborhood of Fort Saskatchewan. This stunning, CUSTOM-BUILT house offers 4 spacious bedrooms and 3 full bathrooms, perfect for families of all sizes. As you step inside, you'll be greeted by an impressive open-to-above concept that fills the home with natural light and a sense of grandeur. The heart of this home is its modern kitchen, featuring elegant quartz countertops. The electric fireplace and thoughtfully designed feature walls add a cozy and stylish touch to your living experience. With a main floor bedroom and bath, this home provides convenience and flexibility for guests or multi-generational living. Upstairs, you'll find a spacious bonus room, perfect for a OFFICE space, playroom, or additional living space. Situated on a Rectangular LOT and backing onto a serene WALKING TRAIL, this property offers both privacy and beautiful views. Photos are representative. HOUSE WILL BE READY IN END OF APRIL



Built in 2024

## Essential Information

MLS® #	E4424271
Price	\$639,999
Bedrooms	4

Bathrooms	3.00
Full Baths	3
Square Footage	2,476
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	91 Elm Street
Area	Fort Saskatchewan
Subdivision	South Fort
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0R9

### **Amenities**

Amenities	Ceiling 9 ft., Hot Water Natural Gas, No Animal Home, No Smoking Home, 9 ft. Basement Ceiling
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

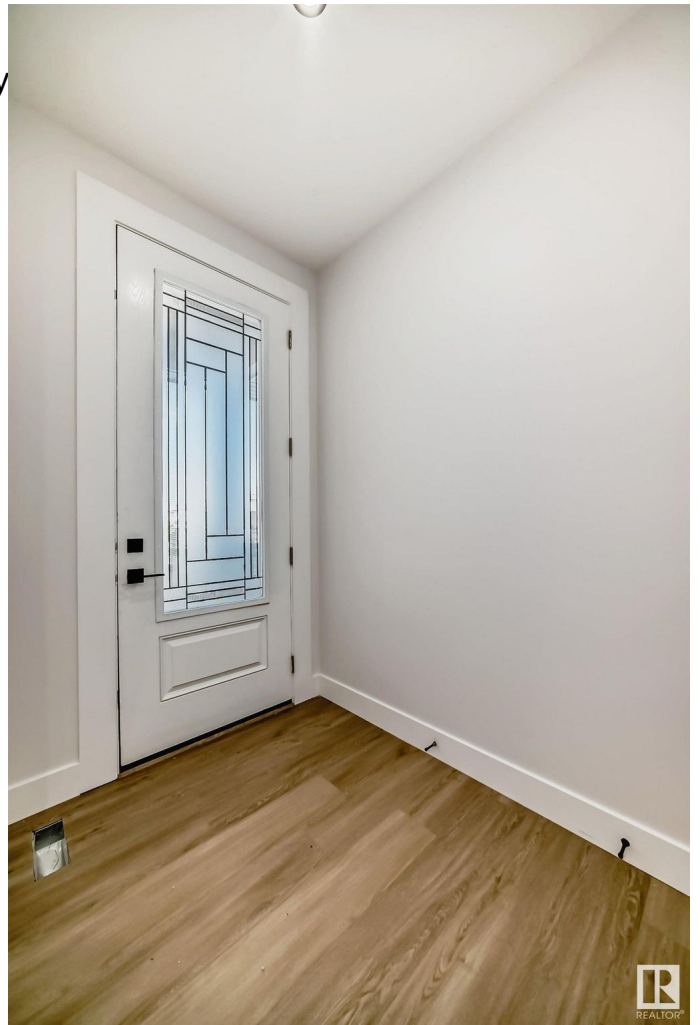
### **Exterior**

Exterior	Wood, Concrete, Stone, Vinyl
Exterior Features	Golf Nearby, Playground Nearby

Roof Asphalt Shingles  
Construction Wood, Concrete, Stone, Vinyl  
Foundation Concrete Perimeter

**Additional Information**

Date Listed March 6th, 2025  
Days on Market 8  
Zoning Zone 62



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Listing information last updated on March 14th, 2025 at 7:47am MDT