

# **\$509,900 - 653 Meadowview Drive, Fort Saskatchewan**

MLS® #E4434375

**\$509,900**

4 Bedroom, 3.00 Bathroom, 1,759 sqft

Single Family on 0.00 Acres

Westpark\_FSAS, Fort Saskatchewan, AB

Welcome to this beautiful 1759 sq ft two-storey home in the sought-after community of South Fort. Offering 4 bedrooms, 3 full bathrooms, a bonus room, and a double detached garage drywalled and insulated with a gas line for a future heater, this home is perfect for families. The main floor features a bright and spacious living area with an electric fireplace and large windows, plus a stylish kitchen with quartz countertops, stainless steel appliances, and a modern backsplash. There's also a full 3-piece bathroom on the main level. Upstairs, youâ€™ll find a generous bonus room, a stunning primary bedroom with a walk-in closet and 3-piece ensuite, two additional bedrooms, and 3-piece ensuite, two additional bedrooms, a 4-piece bathroom, and convenient upstairs laundry. Stay cool in the summer with central air conditioning, and enjoy being close to schools, parks, shopping, and all other amenities! Not to mention the blinds, gas stove, fully landscaped, south backyard exposure. Built in 2021 and still has moisture envelope and structural warranty.

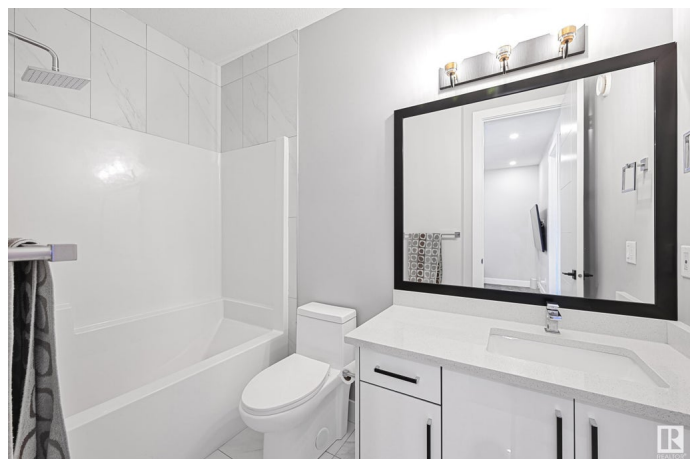
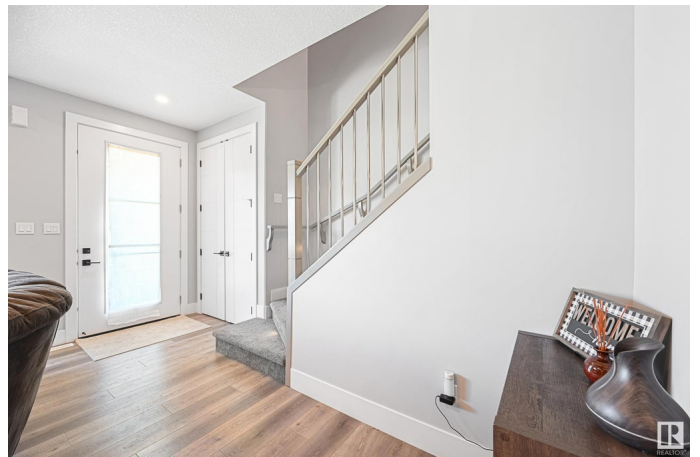
Built in 2021

## **Essential Information**

MLS® # E4434375

Price \$509,900

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,759
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	653 Meadowview Drive
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0X2

### Amenities

Amenities	See Remarks
Parking Spaces	2
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

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

### **School Information**

Elementary	Southpointe
Middle	Rudolph Hennig
High	Fort High

### **Additional Information**

Date Listed	May 3rd, 2025
Days on Market	6
Zoning	Zone 62

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 9th, 2025 at 5:47pm MDT