

# \$749,500 - 14 Parkwest Court, Fort Saskatchewan

MLS® #E4428674

**\$749,500**

4 Bedroom, 3.50 Bathroom, 2,315 sqft

Single Family on 0.00 Acres

Westpark\_FSAS, Fort Saskatchewan, AB

The wait is over - Fully developed 2 Storey home with HEATED Triple garage PLUS plenty of RV parking on this 0.46 of an acre lot in a cul-se-sac in Westpark Estates. Open front entry with vaulted ceiling and hardwood floors greet you as you enter the front flex area in this custom built HOME. Great room with gas fireplace overlooks the massive back yard with plenty of privacy. Remodeled custom kitchen by Mod Kitchens and granite counter tops - working Island with bar sink and walk in pantry. FOUR season sun room with heated floor off the Kitchen great for year round enjoyment. Primary bedroom features a second gas fireplace, large walk-in closet & bar door leads you to custom 5 piece bath with heated tile floors. Second floor laundry, two additional bedrooms and full bath complete the upper floor. Lower level has bar in rec room - work out gym area - 4th bedroom - and 4th bathroom. Major renos +/-10 years ago - Shingles - bathrooms - kitchen - xxx Windows - Central AC -flooring - new skylight & more

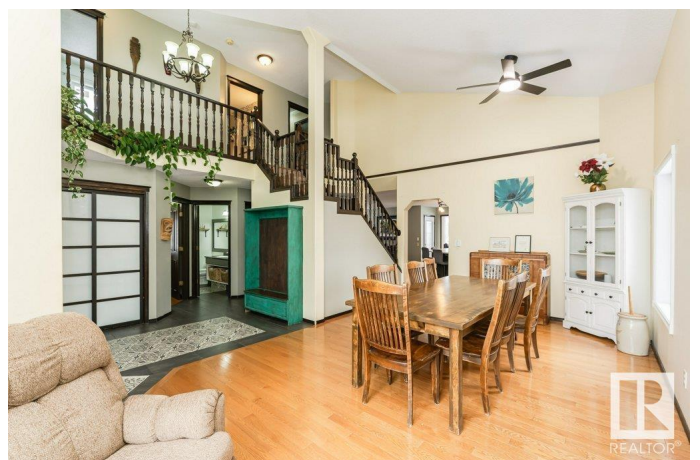
Built in 1994

## Essential Information

MLS® # E4428674

Price \$749,500

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,315
Acres	0.00
Year Built	1994
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	14 Parkwest Court
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3X2

### **Amenities**

Amenities	Air Conditioner, Bar, Deck, Exterior Walls- 2"x6", Gazebo, R.V. Storage
Parking	Heated, RV Parking, Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Window Coverings, See Remarks, TV Wall Mount, Garage Heater, Wet Bar
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Brick, Vinyl
----------	--------------------

Exterior Features	Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Private Setting
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed April 2nd, 2025

Days on Market 8

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 April 10th, 2025 at 1:17pm MDT