

## \$245,000 - 104 8930 99 Avenue, Fort Saskatchewan

MLS® #E4429319

**\$245,000**

3 Bedroom, 1.00 Bathroom, 1,122 sqft

Condo / Townhouse on 0.00 Acres

Pineview Fort Sask., Fort Saskatchewan, AB

Centrally situated in Fort Saskatchewan, this affordable two-story home is close to river valley walking trails, shopping, schools, and public transportation. It features a spacious family kitchen equipped with white European cabinets and a stylish backsplash. The large living room boasts glass patio doors that open to a maintenance-free fenced backyard. The updated four-piece bathroom adds to the appeal, along with a generously sized primary bedroom complete with wall-to-wall closets. There are also two additional bedrooms on the upper floor. The basement remains unfinished, allowing you to customize it to your liking. Assigned parking is conveniently located right in front of the unit. Both the furnace and hot water tank will be replaced with NEW prior to closing. This property is perfect for investors, singles, first-time buyers, or anyone looking to avoid yard work. Priced to sell, this is a must-see!

Built in 1978

### Essential Information

MLS® #	E4429319
Price	\$245,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1



Square Footage	1,122
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	104 8930 99 Avenue
Area	Fort Saskatchewan
Subdivision	Pineview Fort Sask.
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3C1

### Amenities

Amenities	See Remarks
Parking	Stall, See Remarks

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 5th, 2025
Days on Market	26

Zoning	Zone 62
Condo Fee	\$365

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