

\$199,900 - 105 9930 100 Avenue, Fort Saskatchewan

MLS® #E4464044

\$199,900

2 Bedroom, 2.00 Bathroom, 936 sqft

Condo / Townhouse on 0.00 Acres

Sherridon Heights, Fort Saskatchewan, AB

This incredibly well-kept 2-bedroom, 2 bath condo is located in one of the most sought-after locations in Fort Saskatchewan, situated on the banks of the river valley and backing onto the extensive trail system. Walking distance to Fort Heritage Precinct, shopping, including co-op and Legacy Park. This main floor unit is easily accessible from the front entrance and has NO STAIRS. Inside, you'll find a practical floor plan featuring two large bedrooms, including the primary with a walk-in closet and 4 pc. ensuite. Off the open and bright living room, you'll find the sliding doors, leading to the ground-level PATIO with exposed aggregate concrete and a low-maintenance aluminum railing with a gate. The spacious kitchen features plenty of cabinet and counter space, including an eating peninsula. This unit includes IN-SUITE laundry and an assigned parking stall. There is plenty of visitor and on-street parking at the building. You cannot beat the value, convenience and picturesque location of this property

Built in 2002

Essential Information

MLS® # E4464044

Price \$199,900

Bedrooms 2



Bathrooms	2.00
Full Baths	2
Square Footage	936
Acres	0.00
Year Built	2002
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	105 9930 100 Avenue
Area	Fort Saskatchewan
Subdivision	Sherridon Heights
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 4P3

Amenities

Amenities	On Street Parking, Parking-Visitor, Patio, Vinyl Windows
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Park/Trees, Playground Nearby, Private Setting, River Valley View, River View, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed October 30th, 2025
Days on Market 22
Zoning Zone 62
Condo Fee \$416

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