# \$599,800 - 49 Wynn Road, Fort Saskatchewan

MLS® #E4440274

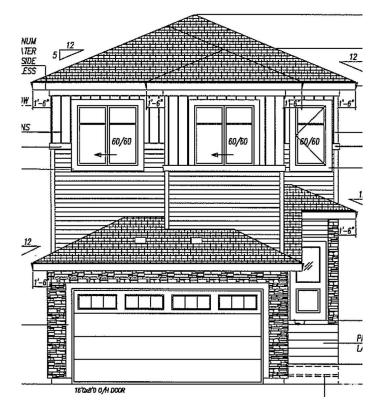
### \$599,800

3 Bedroom, 3.00 Bathroom, 2,113 sqft Single Family on 0.00 Acres

Westpark\_FSAS, Fort Saskatchewan, AB

Brand-new residence offers an impressive array of features. On the main level, a den or possible fourth bedroom with a closet & window serves as a versatile space for quests or overnight stays, complemented by a 4-piece bathroom. The spacious kitchen boasts a family-sized island, an expansive pantry & ample room for a stand-up freezer. The great room impresses with an 18-foot ceiling and an electric fireplace, while the upper level hosts a bonus room, 3 bedrooms & upper-level laundry. The master suite includes a luxurious 5-piece ensuite with a soaker tub, dual sinks, a double shower & a walk-in closet. Side entry for possible future suite. East facing backyard with no houses directly behind you. With 2114 square feet of space, this property is situated in Windsor Pointe, within walking distance to picturesque river valley trail system, dog park & playground. Included are stainless steel kitchen appliances & a white washer & dryer. Show home 558 Meadowview Dr. Fort Sask





Built in 2025

#### **Essential Information**

MLS® # E4440274

Price \$599,800

Bedrooms 3

Bathrooms 3.00

Full Baths 3

Square Footage 2,113 Acres 0.00

Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 49 Wynn Road

Area Fort Saskatchewan

Subdivision Westpark\_FSAS

City Fort Saskatchewan

County ALBERTA

Province AB

Postal Code T8L 1P3

## **Amenities**

Amenities Ceiling 9 ft., Deck, HRV System

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator,

Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces See Remarks

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl
Exterior Features See Remarks
Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

# **Additional Information**

Date Listed June 4th, 2025

Days on Market 13

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 June 17th, 2025 at 4:17am MDT