

\$539,900 - 99 Ridgeland Way, Fort Saskatchewan

MLS® #E4436286

\$539,900

3 Bedroom, 2.50 Bathroom, 1,967 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Welcome to this beautiful 2-storey home with a heated double attached garage, backing onto peaceful greenspace with scenic walking trails and ponds, an ideal spot to unwind.

Conveniently located just minutes from highway access, this home offers a great mix of nature and accessibility. The main level has a spacious living room, a well-appointed kitchen with quartz countertops, stainless steel appliances, and plenty of cabinetry, along with a dining area that opens onto a large deck with gazebo and a private, fully fenced yard, perfect for gatherings or quiet evenings. A 2-piece bathroom and laundry room with direct garage access complete the main floor.

Upstairs you'll find a bright bonus room and three bedrooms, including a generous primary suite with a walk-in closet and a 5-piece ensuite with a soaker tub and separate shower, plus an additional 4-piece bathroom for the other bedrooms. This home offers the right balance of space, comfort, and a location that fits the needs of everyday living.

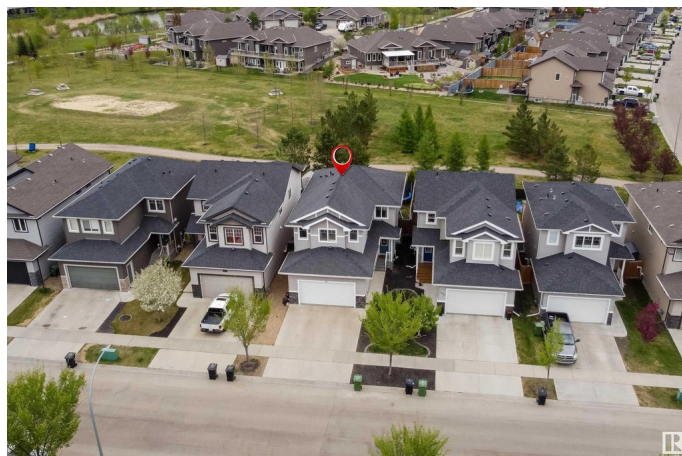
Built in 2014

Essential Information

MLS® # E4436286

Price \$539,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,967
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	99 Ridgeland Way
Area	Fort Saskatchewan
Subdivision	South Fort
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0P5

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Gazebo, Vinyl Windows
Parking	Double Garage Attached, Heated, Insulated

Interior

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

Exterior

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

Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 14th, 2025
Days on Market	17
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 31st, 2025 at 11:17am MDT