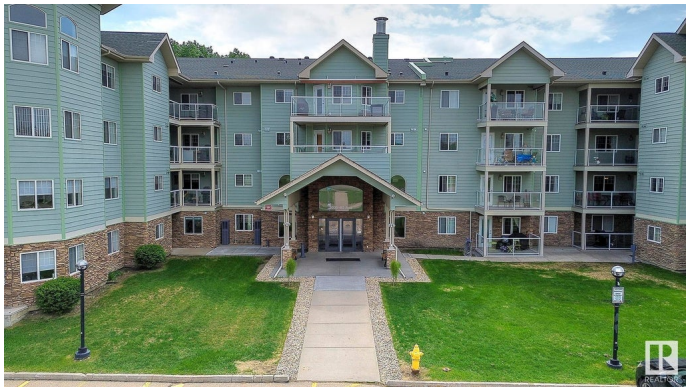
Courtesy Of Steven P Florchuk Of Royal LePage Noralta Real Estate

$249,000 - 305 9995 93 Avenue, Fort Saskatchewan

MLS® #E4438213

$249,000
2 Bedroom, 2.00 Bathroom, 1,057 sqft
Condo / Townhouse on 0.00 Acres



Old Fort Saskatchewan, Fort Saskatchewan, AB

Welcome to this spacious 1057 sq ft 45+ adult condo located close to shopping and all other amenities. The condo offers a warm and inviting open floor plan. The oak kitchen includes ample cabinets, a kitchen island and a walk-in corner pantry. The living room boasts large windows and a garden door leading to a covered maintenance free balcony with a gas hook up for a BBQ. The unit also has two bedrooms with the Primary bedroom having walk-through his & her closets and a 4pc ensuite. This unit also has a 3pc main bathroom, in-suite laundry, a titled underground parking stall and storage locker.

Built in 2003

Essential Information

MLS® #	E4438213
Price	$249,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,057
Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment

Style	Single Level Apartment
Status	Active

Community Information

Address	305 9995 93 Avenue
Area	Fort Saskatchewan
Subdivision	Old Fort Saskatchewan
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 1N5

Amenities

Amenities	Deck, Intercom, Parking-Visitor, Security Door, Storage Cage
Parking	Heated, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Landscaped, Public Swimming Pool, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 23rd, 2025
Days on Market	83
Zoning	Zone 62
Condo Fee	$608

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