# \$522,250 - 25 Cranberry Bend, Fort Saskatchewan

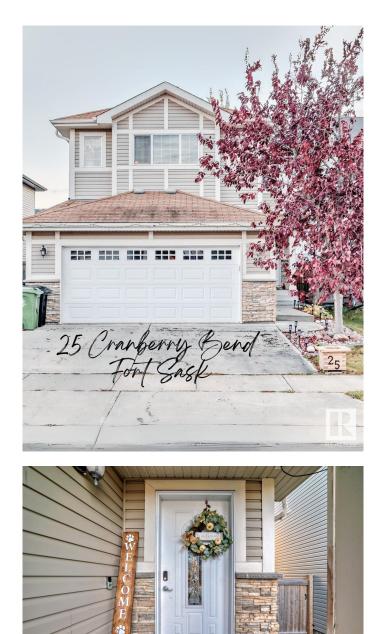
MLS® #E4425004

#### \$522,250

3 Bedroom, 2.50 Bathroom, 1,787 sqft Single Family on 0.00 Acres

Westpark\_FSAS, Fort Saskatchewan, AB

This beautiful 3-bedroom, 2.5-bathroom two-story home offers the perfect blend of comfort and style. Step inside to an airy, open floor plan where the living, dining, and kitchen spaces flow seamlessly togetherâ€"ideal for entertaining or cozy nights in. Large windows bathe the main level in natural light, highlighting the inviting living area, modern kitchen with ample cabinetry, and a charming breakfast nook. A convenient half bath completes this level. Upstairs, the primary suite is a true retreat, featuring a private en-suite and walk-in closet. Two additional spacious bedrooms share a full bath, making this home perfect for families or guests. Outside, the private backyard is ready for BBQs, gardening, or quiet relaxation. Don't miss this warm and welcoming homeâ€"it's move-in ready and waiting for you!



Built in 2010

### **Essential Information**

MLS® #	E4425004
Price	\$522,250
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1

Square Footage	1,787
Acres	0.00
Year Built	2010
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## **Community Information**

Address	25 Cranberry Bend
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0H2

Foundation Concrete Perimeter

### Amenities

Amenities	On Street Parking, Closet Organizers, Deck, Detectors Smoke, Hot
	Water Natural Gas, No Smoking Home
Parking	Double Garage Attached, Front Drive Access

### Interior

Interior Features Appliances	ensuite bathroom Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished
Exterior	
Exterior	Wood, Brick, Vinyl
Exterior Features	Environmental Reserve, Fenced, Low Maintenance Landscape, Picnic Area, Playground Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

### **Additional Information**

Date ListedMarch 10th, 2025Days on Market24ZoningZone 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 April 3rd, 2025 at 8:02am MDT