

## \$509,900 - 155 Westmews, Fort Saskatchewan

MLS® #E4447165

**\$509,900**

4 Bedroom, 3.50 Bathroom, 1,805 sqft

Single Family on 0.00 Acres

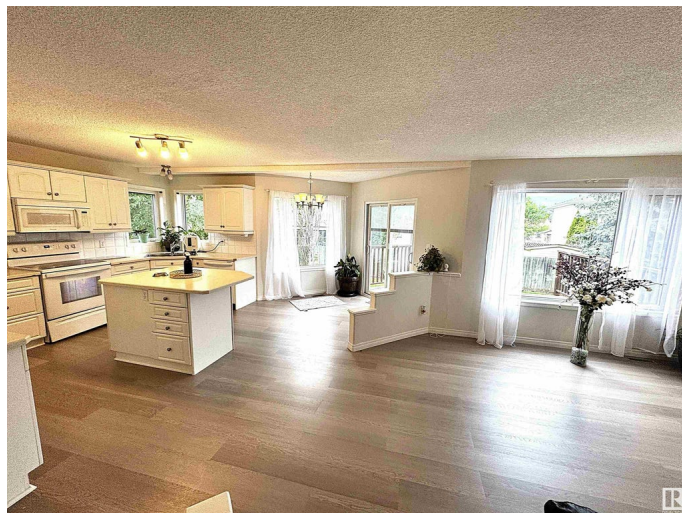
Westpark\_FSAS, Fort Saskatchewan, AB

Fantastic family home on a large pie lot in a quiet cul-de-sac! This 1,805 sq/ft two story home boasts a double attached garage, central AC, 3 bedrooms and 2 full baths upstairs plus another bedroom with its own 3 piece bath (with heated floor) in the finished basement. The bright and open main floor overlooks a massive west facing backyard with ample space for all your potential gardens, pool and/or trampolines! There also is a gas fireplace, recently replaced flooring on the main level and upstairs, spacious bonus room, plus it is located just a very short walk to the Kin Family Spray park and nearby West Riverâ€™s Edge Pavilion on the shores of the North Saskatchewan River! So much potential, this property is definitely a must see!

Built in 1997

### Essential Information

MLS® #	E4447165
Price	\$509,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,805
Acres	0.00



Year Built	1997
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	155 Westmews
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3X9

### Amenities

Amenities	Air Conditioner, Deck, Exterior Walls- 2"x6", Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, No Back Lane, No Through Road, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Middle	JAMES MOWAT
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High RUDOLPH HENNIG

Additional Information

Date Listed July 11th, 2025  
Days on Market 6  
Zoning Zone 62

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