

\$398,000 - 33 Catalina Ct, Fort Saskatchewan

MLS® #E4460848

\$398,000

3 Bedroom, 2.50 Bathroom, 1,399 sqft

Single Family on 0.00 Acres

Sienna, Fort Saskatchewan, AB

Beautifully updated 2012 half duplex with single attached garage in Sienna! Freshly painted throughout with brand new flooring upstairs and refinished hardwood on the main floor. Offering 3 bedrooms, 2.5 baths, including a primary 4-piece ensuite, and an open-concept main floor. West exposure brings in plenty of natural light. The basement is open for future development. Close to schools, parks, trails, and all amenities—move-in ready!

Built in 2012

Essential Information

MLS® #	E4460848
Price	\$398,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,399
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active



Community Information

Address	33 Catalina Ct
Area	Fort Saskatchewan
Subdivision	Sienna
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0K5

Amenities

Amenities	Carbon Monoxide Detectors, Deck, Detectors Smoke, See Remarks
Parking	Single Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 4th, 2025
Days on Market	22
Zoning	Zone 62

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