# \$599,800 - 45 Wynn Road, Fort Saskatchewan

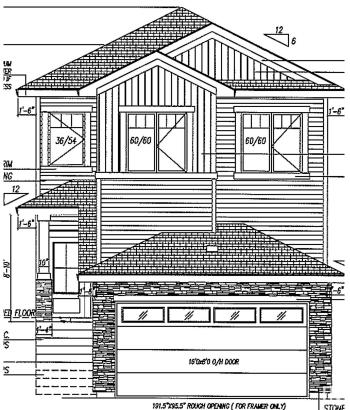
MLS® #E4419282

#### \$599.800

4 Bedroom, 3.00 Bathroom, 2,062 sqft Single Family on 0.00 Acres

Westpark FSAS, Fort Saskatchewan, AB

This brand-new residence boasts an impressive range of features. On the main floor, you'll find a den or potential fifth bedroom complete with a closet and window, serving as a flexible space for guests or overnight visitors, alongside a convenient 4-piece bathroom. The spacious kitchen is designed for families, featuring a generous island, a large pantry, and plenty of room for a stand-up freezer. The great room captivates with its 18-foot ceiling and an electric fireplace, while the upper level includes a bonus room, four bedrooms, and laundry facilities. The master suite offers a lavish 5-piece ensuite, complete with a soaker tub, dual sinks, a double shower, and a walk-in closet. There is also a side entry that allows for a possible future suite. The east-facing backyard has no homes directly behind it. With 2,063 square feet of living space, this property is located in Windsor Pointe. 98-foot deep backyard, includes stainless steel kitchen, white Washer/Dryer Show home 558 Meadowview Dr. Fort Sask



191.5"X95.5" ROUGH OPENING ( FOR FRAMER ONLY)

Built in 2025

#### **Essential Information**

MLS® #	E4419282
Price	\$599,800
Bedrooms	4

Bathrooms	3.00
Full Baths	3
Square Footage	2,062
Acres	0.00
Year Built	2025
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## **Community Information**

Address	45 Wynn Road
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 1P3

### Amenities

Amenities	Ceiling 9 ft., Deck
Parking Spaces	4
Parking	Double Garage Attached

Yes

2

Yes

**Direct Vent** 

Full, Unfinished

ensuite bathroom

# Interior

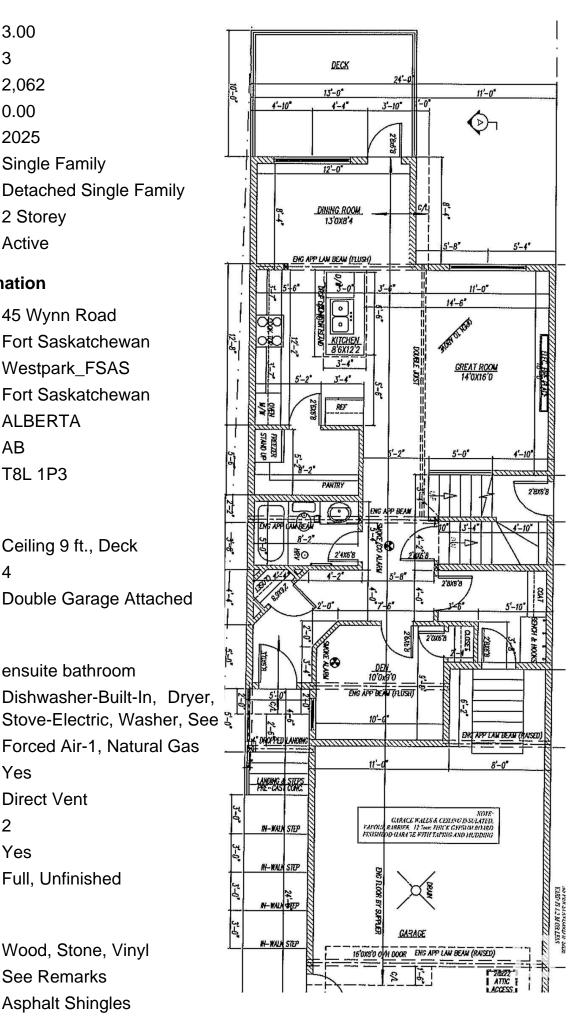
**Interior Features** Appliances Heating Fireplace Fireplaces

**Stories** Has Basement

Basement

# Exterior

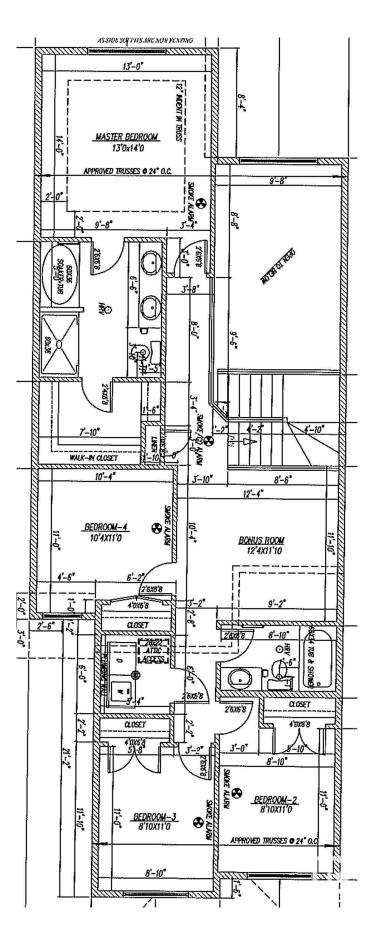
Exterior	Wood, Stone, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles



Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

#### **Additional Information**

Date Listed	January 26th, 2025
Days on Market	95
Zoning	Zone 62



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Listing information last updated on May 1st, 2025 at 8:17pm MDT