

## \$415,000 - 79 8602 Southfort Drive, Fort Saskatchewan

MLS® #E4459185

**\$415,000**

3 Bedroom, 2.50 Bathroom, 1,074 sqft

Condo / Townhouse on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Welcome Home! This beautifully decorated bungalow-style condo duplex is filled with natural light and offers the lifestyle youâ€™ve been waiting for. Enjoy the convenience of landscaping and snow removal included, along with a double attached garage. The main floor features a spacious primary suite and a den or second bedroom, while the fully finished basement adds another bedroom, full bathroom, and generous living space. With two spacious living rooms and a kitchen offering ample storage and easy functionality, this home is as practical as it is inviting. New AC and Hot water tank and Gemstone lights installed!

Built in 2007

### Essential Information

MLS® #	E4459185
Price	\$415,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,074
Acres	0.00
Year Built	2007
Type	Condo / Townhouse



Sub-Type	Half Duplex
Style	Bungalow
Status	Active

### Community Information

Address	79 8602 Southfort Drive
Area	Fort Saskatchewan
Subdivision	South Fort
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 4R7

### Amenities

Amenities	Air Conditioner
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	September 24th, 2025
Days on Market	1
Zoning	Zone 62
Condo Fee	\$458

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Listing information last updated on September 25th, 2025 at 5:02pm MDT