

\$419,900 - 9407 96 Street, Fort Saskatchewan

MLS® #E4459231

\$419,900

4 Bedroom, 1.50 Bathroom, 1,128 sqft

Single Family on 0.00 Acres

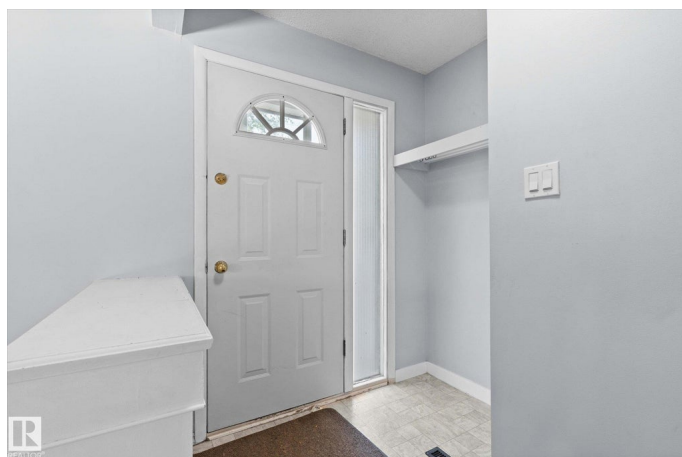
Sherridon Heights, Fort Saskatchewan, AB

Charming Bungalow in Sherridon Heights! Nestled among mature trees with walking trails nearby, this home sits on a large yard perfect for enjoying the outdoors. Inside, you'll find 3 bedrooms on the main floor with an open living area, full bath, and plenty of natural light throughout. The basement is partly finished, featuring a 4th bedroom and half bath, with additional space ready for your personal touch. Outside offers a double detached garage and spacious yard, adding to the overall appeal of this well-situated property in a mature neighbourhood.

Built in 1966

Essential Information

MLS® #	E4459231
Price	\$419,900
Bedrooms	4
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,128
Acres	0.00
Year Built	1966
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status	Active
--------	--------

Community Information

Address	9407 96 Street
Area	Fort Saskatchewan
Subdivision	Sherridon Heights
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 1S6

Amenities

Amenities	On Street Parking, Detectors Smoke
Parking	Double Garage Detached

Interior

Appliances	Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 24th, 2025
Days on Market	1
Zoning	Zone 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 September 25th, 2025 at 4:48pm MDT