

## \$265,000 - 61 8930 99 Avenue, Fort Saskatchewan

MLS® #E4445617

**\$265,000**

3 Bedroom, 1.50 Bathroom, 1,146 sqft

Condo / Townhouse on 0.00 Acres

Pineview Fort Sask., Fort Saskatchewan, AB

Welcome to this charming 2-storey townhouse in the beautifully maintained Country Side complex. This home offers 3 bedrooms upstairs and a host of recent upgrades, including new VINYL PLANK FLOORING, NEW CARPET, new shingles & windows. The bright white kitchen features ceramic tile flooring, white appliances, and plenty of cabinet space, along with a cozy breakfast nook complete with a ceiling fan. Just off the kitchen, the dining area is perfect for meals or entertaining, and it flows into the spacious living room with direct access to your private patio. Upstairs you'll find a generously sized primary bedroom, two additional bedrooms, and a 4-piece main bathroom with ample counter space. The fully finished basement includes a den (ideal for a home office), a half bath, and laundry area. Outside, enjoy the fenced yard with a newer vinyl fence, patio, and deck. Low condo fees, walking distance to the river, Chabot Park, and scenic trails, plus 1 assigned parking. This has it all!

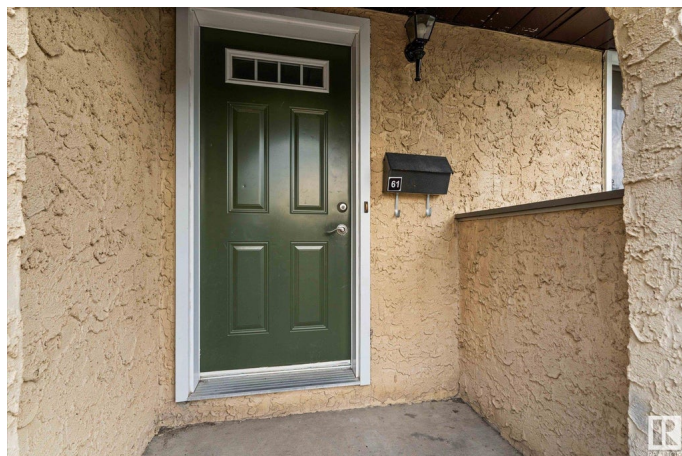
Built in 1978

### Essential Information

MLS® # E4445617

Price \$265,000

Bedrooms 3



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,146
Acres	0.00
Year Built	1978
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	61 8930 99 Avenue
Area	Fort Saskatchewan
Subdivision	Pineview Fort Sask.
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3L1

### Amenities

Amenities	See Remarks
Parking	Stall

### Interior

Appliances	Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Flat Site
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 3rd, 2025
Days on Market	11
Zoning	Zone 62
Condo Fee	\$365

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Listing information last updated on July 14th, 2025 at 11:17am MDT