

\$410,000 - 38 Roseberry Lane, Fort Saskatchewan

MLS® #E4427506

\$410,000

3 Bedroom, 2.50 Bathroom, 1,524 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Awesome half duplex in South Fort. The Main floor features a a good sized entry and living room, hardwood floors, recessed lighting, and a cozy gas fireplace with mantel. The kitchen/eating area features dark cabinets, quartz counters, an eating bar, a tiled backsplash and pantry. Main floor laundry and a 2 piece bathroom finish the main level. Upstairs is the spacious primary bedroom with a large walk in closet and a 4 piece ensuite bathroom. 2 additional sunny south facing bedrooms and the main 4 piece bathroom complete the upper level. The basement awaits your development ideas with room for a bedroom, rec room, bathroom and storage. Outside is the fenced yard , deck and a **LARGE DOUBLE GARAGE THAT YOU CAN ACTUALLY FIT YOUR PICKUP INTO.**

Built in 2013

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4427506 |
| Price | \$410,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,524 |
| Acres | 0.00 |



| | |
|------------|---------------|
| Year Built | 2013 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 38 Roseberry Lane |
| Area | Fort Saskatchewan |
| Subdivision | South Fort |
| City | Fort Saskatchewan |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8L 0M6 |

Amenities

| | |
|-----------|---|
| Amenities | Deck, Detectors Smoke, Front Porch, No Animal Home, No Smoking Home |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Tile Surround |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 26th, 2025 |
| Days on Market | 36 |
| 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 May 1st, 2025 at 5:02pm MDT