

## \$545,000 - 66 Ficus Way, Fort Saskatchewan

MLS® #E4438599

**\$545,000**

3 Bedroom, 2.50 Bathroom, 1,645 sqft

Single Family on 0.00 Acres

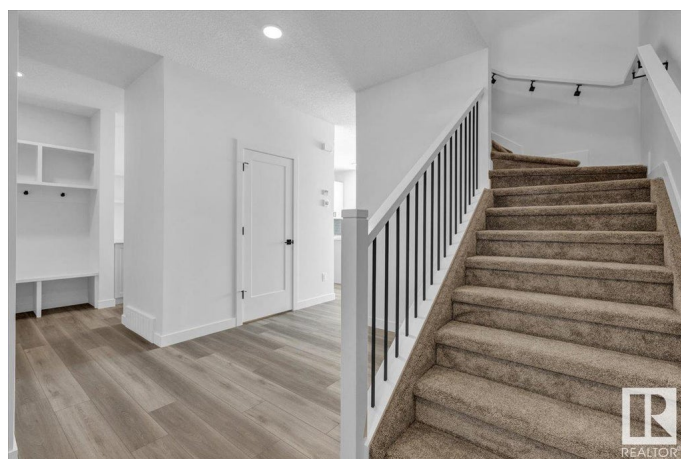
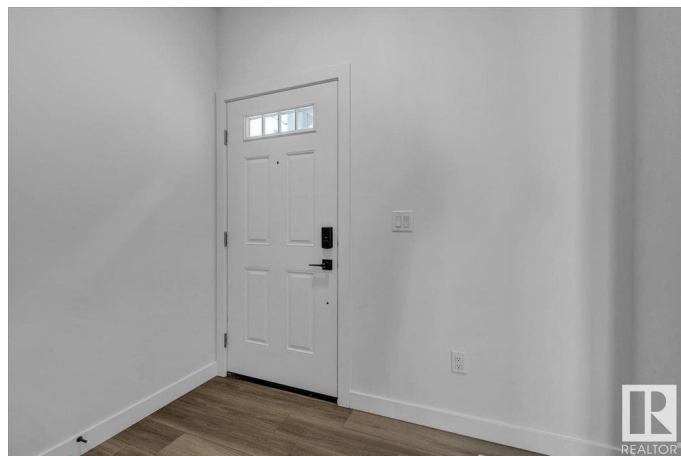
Westpark\_FSAS, Fort Saskatchewan, AB

Step into this stunning 2-storey new build in Fort Saskatchewan! Featuring a double attached garage and a separate side entrance, this home is thoughtfully designed for modern living. The main floor's open-concept layout connects the living, dining, and kitchen areas—perfect for entertaining. Enjoy an electric fireplace, a stylish kitchen with an island and breakfast bar, plus a walk-through pantry to the mudroom and garage. Upstairs, a spacious bonus room, two bedrooms, a 4pc bath, and convenient laundry await. The third bedroom, a primary suite, offers a walk-in closet and a luxurious 5pc ensuite with dual sinks, a soaker tub, and a separate shower. Nestled near parks, playgrounds, and all amenities, this home is the perfect blend of comfort and style. \*Photos are representative\*

Built in 2025

### Essential Information

MLS® #	E4438599
Price	\$545,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,645
Acres	0.00



Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	66 Ficus Way
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0Z6

### **Amenities**

Amenities	No Animal Home, No Smoking Home
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	May 26th, 2025
Days on Market	25

## Zoning

## Zone 62

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Listing information last updated on June 20th, 2025 at 4:02am MDT