

\$475,000 - 66 Waverly Wy, Fort Saskatchewan

MLS® #E4455362

\$475,000

3 Bedroom, 2.50 Bathroom, 1,666 sqft

Single Family on 0.00 Acres

Westpark_FSAS, Fort Saskatchewan, AB

Step into luxury with this brand-new half duplex, crafted with modern style and thoughtful details. The main floor boasts 9-foot ceilings and expansive windows that fill the living room with natural light. A loft-style living room offers versatile space for relaxing or entertaining, while the dedicated home office makes working from home effortless. The open-concept layout flows seamlessly, designed for today's lifestyle. Upstairs, enjoy a family room, walkout laundry, and two additional bedrooms with a full washroom. The private principal suite features a spacious walk-in closet and spa-inspired ensuite. The basement also offers 9-foot ceilings and a separate entrance, adding incredible potential for future development. Backing onto a walking trail, children's park, and large dog park, this home provides beautiful views and a private outdoor retreat. Every detail has been carefully planned to combine elegance, functionality, and comfort.

Built in 2024

Essential Information

MLS® #	E4455362
Price	\$475,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,666
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	66 Waverly Wy
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3L7

Amenities

Amenities	Ceiling 9 ft., 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Park/Reserve, Playground Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed August 29th, 2025
Days on Market 18
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 16th, 2025 at 5:17am MDT