

Courtesy Of Jonathan Seeney Of Real Broker

# **\$1,150,000 - 11102 North Avenue, Fort Saskatchewan**

MLS® #E4430538

**\$1,150,000**

5 Bedroom, 6.00 Bathroom, 2,486 sqft

Single Family on 0.00 Acres

Clover Park Fort Sask., Fort Saskatchewan,  
AB

Presenting a RARE OPPORTUNITY to own 3 breathtaking acres, on city water, right in Fort Saskatchewan! This expansive home offers nearly 5000 sqft of living space, featuring 5 spacious bedrooms and 6+ bathrooms, including 4 luxurious ensuites! This home is IDEAL for families or business owners seeking room to grow. Enjoy the airy feel with 9' ceilings, complemented by elegant hardwood floors and 2 cozy gas fireplaces. The stylish oak kitchen boasts new rock counters, and laundry facilities are conveniently located on both floors, along with a handy basement kitchenette/bar. The impressive primary suite includes a custom ensuite and walk-in closet. Step outside to a beautifully landscaped property with mature trees, a large heated 3-car garage, horseshoe driveway, and thoughtful additions like power and water access throughout the property. A newer roof and a fantastic fire pit area enhance the outdoor experience. The well-maintained yard is perfect for kids and easy to care for! Too much to list.GO LOOK!

Built in 2000

## **Essential Information**

|        |             |
|--------|-------------|
| MLS® # | E4430538    |
| Price  | \$1,150,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 6.00                   |
| Full Baths     | 5                      |
| Half Baths     | 2                      |
| Square Footage | 2,486                  |
| Acres          | 0.00                   |
| Year Built     | 2000                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 11102 North Avenue     |
| Area        | Fort Saskatchewan      |
| Subdivision | Clover Park Fort Sask. |
| City        | Fort Saskatchewan      |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T8L 4E5                |

### Amenities

|           |   |
|-----------|---|
| Amenities | Off Street Parking, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Vinyl Windows, Wet Bar, 9 ft. Basement Ceiling |
| Parking   | Triple Garage Detached  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Hood Fan, Refrigerator, Storage Shed, Stove-Countertop Gas, Window Coverings, Dryer-Two, Washers-Two |
| Heating           | Forced Air-2, Natural Gas   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Flat Site, Landscaped, Level Land, Private Setting, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 19               |
| Zoning         | Zone 62          |

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Listing information last updated on April 30th, 2025 at 6:32pm MDT