

## \$519,900 - 38 Sedona Place, Fort Saskatchewan

MLS® #E4442055

**\$519,900**

3 Bedroom, 2.50 Bathroom, 1,927 sqft

Single Family on 0.00 Acres

Sienna, Fort Saskatchewan, AB

Tucked away at the end of a quiet CUL-DE-SAC and nestled beside a park with no neighbours to the east, this beautifully designed home offers the perfect blend of privacy, comfort, and convenience. Step into a bright, OPEN-CONCEPT layout ideal for entertaining and everyday living. The kitchen features a spacious WALK-THRU PANTRY and flows seamlessly into the living and dining areas, where a cozy GAS FIREPLACE adds warmth and charm. Upstairs, youâ€™™ll find not one, but TWO WALK-IN CLOSETS in the primary bedroom offering ample room for your wardrobe! Stay cool in the summer with CENTRAL A/C and enjoy winter comfort with a HEATED GARAGE. The two-tiered deck in the backyard is perfect for relaxing or hosting guests, and the nearby walking trails invite you to explore the outdoors at your leisure. This home is move-in ready and waiting for you to enjoy!

Built in 2013

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4442055  |
| Price      | \$519,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,927                  |
| Acres          | 0.00                   |
| Year Built     | 2013                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 38 Sedona Place   |
| Area        | Fort Saskatchewan |
| Subdivision | Sienna            |
| City        | Fort Saskatchewan |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8L 0N7           |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Deck, Hot Tub, No Smoking Home, Smart/Program. Thermostat |
| Parking Spaces | 4  |
| Parking        | Double Garage Attached, Heated   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Hot Tub |
| 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, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

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

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 4               |
| Zoning         | Zone 62         |

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Listing information last updated on June 16th, 2025 at 5:32pm MDT