

## \$329,900 - 9608 82 Street, Fort Saskatchewan

MLS® #E4437466

**\$329,900**

3 Bedroom, 2.50 Bathroom, 1,202 sqft  
Single Family on 0.00 Acres

Pineview Fort Sask., Fort Saskatchewan, AB

Welcome to this beautifully updated 1200 sq ft half duplex, perfectly situated just steps from James Mowat Elementary. This home has been substantially renovated and offers modern comfort with a bright new white kitchen, stylish new flooring, fresh paint, and updated bathrooms throughout. Enjoy year-round comfort with a new furnace, water heater, central A/C, and durable vinyl windows. The private backyard is a true retreat featuring a new deck and low-maintenance landscaping—ideal for relaxing or entertaining. Inside, you'll find 3 spacious bedrooms and 2.5 renovated baths. The partially finished basement adds extra living space or storage options. The single-car garage, with a new roof installed in 2024, plus two additional sheds provide plenty of storage, and ample parking is available. Conveniently located close to transit and amenities, this home blends great location with thoughtful upgrades. Don't miss this fantastic opportunity

Built in 1979

### Essential Information

MLS® #	E4437466
Price	\$329,900
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,202
Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	9608 82 Street
Area	Fort Saskatchewan
Subdivision	Pineview Fort Sask.
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3J2

### Amenities

Amenities	On Street Parking, Air Conditioner, Barbecue-Built-In, Deck, No Smoking Home, Vinyl Windows
Parking	Front Drive Access, Single Garage Detached

### Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Flat Site, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 20th, 2025
Days on Market	3
Zoning	Zone 62

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