

## \$519,900 - 9318 80 Street, Fort Saskatchewan

MLS® #E4454914

**\$519,900**

2 Bedroom, 2.00 Bathroom, 1,077 sqft

Single Family on 0.00 Acres

Pineview Fort Sask., Fort Saskatchewan, AB

Welcome to this immaculate, air conditioned, executive bungalow!! Step inside and be greeted by an open-concept main floor featuring a chef's kitchen, a spacious primary bedroom, large 4 piece main bathroom and the convenience of main floor laundry. The fully finished basement offers two more large bedrooms, a 3 piece bath and a bar area waiting for your final touch. There is even a custom "bunker" behind the meticulous storage room. In the maintenance free backyard you will find your oasis, raised planters, a fire pit area, a dog run alongside the house and a large deck. All leading to the ultimate "man cave" this freshly redone double detached garage has fresh concrete and epoxy, floor drain, a climbing wall and work bench. This home comes with extensive upgrades including but not limited to, triple pane windows and doors throughout, new furnace, central air conditioning, brand new electrical panel, and a new vinyl fence. The best part...you are just steps away from the park.

Built in 1978

### Essential Information

MLS® # E4454914

Price \$519,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,077
Acres	0.00
Year Built	1978
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	9318 80 Street
Area	Fort Saskatchewan
Subdivision	Pineview Fort Sask.
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 3E2

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Detached, Over Sized, Parking Pad Cement/Paved, RV Parking

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      August 27th, 2025

Days on Market                1

Zoning                            Zone 62

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