

\$599,900 - 9 Blackbird Bend, Fort Saskatchewan

MLS® #E4426086

\$599,900

5 Bedroom, 3.50 Bathroom, 1,858 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

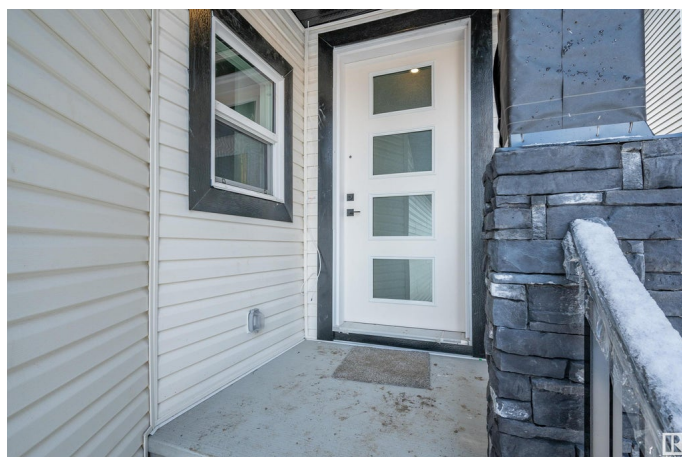
****Under Construction****Photos of previous house****Visit Showhome at 207 Starling way****:

This stunning new home features a spacious master bedroom on the upper floor, complete with an ensuite bathroom that includes both a shower and a tub. The second upstairs bedroom boasts a walk-in closet, while a third bedroom and a full bathroom complete the upper floor. Convenience is key with an upstairs laundry room. On the main floor, a versatile den offers endless possibilities, and the open-to-below design coupled with the impressive 9-foot ceiling height throughout the house enhances the feeling of space and light. The kitchen includes a walk-in pantry. While still under construction, this home is offering you the exciting opportunity to select your own vinyl flooring, cabinets, carpets, tiles for all bathrooms, and more. Additionally, the house includes a fully finished 2 bedroom legal suite.

Built in 2025

Essential Information

| | |
|------------|-----------|
| MLS® # | E4426086 |
| Price | \$599,900 |
| Bedrooms | 5 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |



| | |
|----------------|------------------------|
| Square Footage | 1,858 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 9 Blackbird Bend |
| Area | Fort Saskatchewan |
| Subdivision | South Fort |
| City | Fort Saskatchewan |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8L 2E0 |

Amenities

| | |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home, Patio, Smart/Program. Thermostat, HRV System, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|------------------------------------------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Golf Nearby, No Back Lane, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed March 17th, 2025

Days on Market 49

Zoning Zone 62

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Listing information last updated on May 5th, 2025 at 8:32pm MDT