

# \$599,800 - 45 Wynn Road, Fort Saskatchewan

MLS® #E4419282

**\$599,800**

4 Bedroom, 3.00 Bathroom, 2,062 sqft  
Single Family on 0.00 Acres

Westpark\_FSAS, Fort Saskatchewan, AB

This brand-new residence boasts an impressive range of features. On the main floor, you'll find a den or potential fifth bedroom complete with a closet and window, serving as a flexible space for guests or overnight visitors, alongside a convenient 4-piece bathroom. The spacious kitchen is designed for families, featuring a generous island, a large pantry, and plenty of room for a stand-up freezer. The great room captivates with its 18-foot ceiling and an electric fireplace, while the upper level includes a bonus room, four bedrooms, and laundry facilities. The master suite offers a lavish 5-piece ensuite, complete with a soaker tub, dual sinks, a double shower, and a walk-in closet. There is also a side entry that allows for a possible future suite. The east-facing backyard has no homes directly behind it. With 2,063 square feet of living space, this property is located in Windsor Pointe. 98-foot deep backyard, includes stainless steel kitchen, white Washer/Dryer Show home 558 Meadowview Dr. Fort Sask

Built in 2025

## Essential Information

MLS® #	E4419282
Price	\$599,800
Bedrooms	4



Bathrooms	3.00
Full Baths	3
Square Footage	2,062
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## Community Information

Address	45 Wynn Road
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 1P3

## Amenities

Amenities	Ceiling 9 ft., Deck
Parking Spaces	4
Parking	Double Garage Attached

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Stove-Electric, Washer, See
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

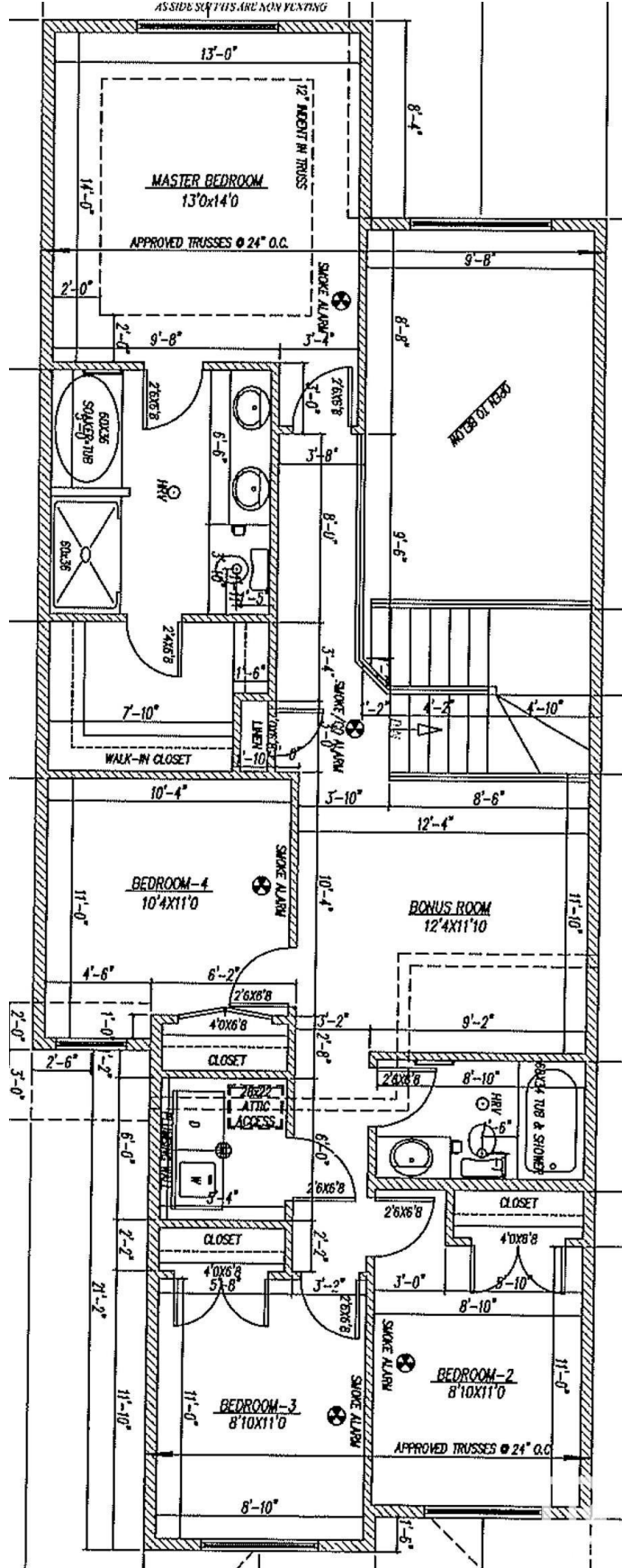
Exterior	Wood, Stone, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles



Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

Additional Information

Date Listed January 26th, 2025  
Days on Market 91  
Zoning Zone 62



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Listing information last updated on April 27th, 2025 at 3:02am MDT