

## \$289,000 - 205 9926 100 Avenue, Fort Saskatchewan

MLS® #E4433835

**\$289,000**

2 Bedroom, 1.00 Bathroom, 1,036 sqft

Condo / Townhouse on 0.00 Acres

Sherridon Heights, Fort Saskatchewan, AB

Discover the perfect blend of style, comfort and location in this beautifully renovated condo just steps from all amenities and nestled along the scenic river valley! This 2 bedroom, 1 bath home boasts breathtaking views from every room, with both bedrooms offering serene river vistas. Inside, enjoy the elegance of a bright white kitchen featuring gleaming quartz countertops and sleek cabinetry, all tied together by modern luxury vinyl plank flooring and fresh modern paint throughout. The open concept living space is flooded with natural light, enhanced by newer trim and thoughtful finishes. Relax on your private, secluded balcony - ideal for morning coffee or quiet evenings enjoying the golden hour sunsets! You'll love the convenience of in suite laundry, an abundance of storage and underground parking complete with storage locker and a car wash bay. The rare gem offers the best of both worlds: peaceful river valley living with everything you need just a short walk away! This one won't last!

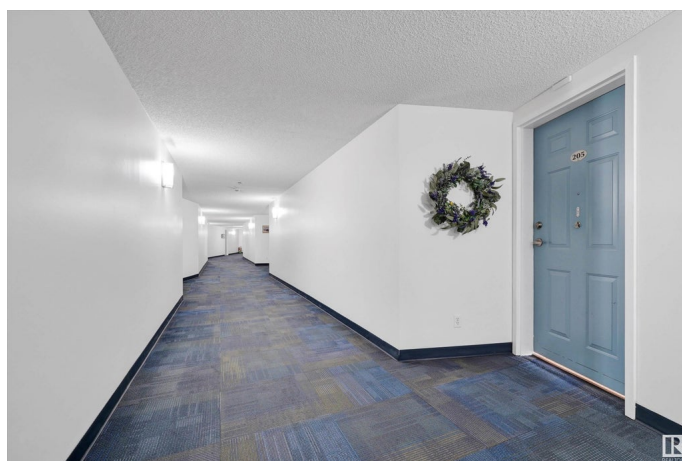
Built in 1994

### Essential Information

MLS® # E4433835

Price \$289,000

Bedrooms 2



Bathrooms	1.00
Full Baths	1
Square Footage	1,036
Acres	0.00
Year Built	1994
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	205 9926 100 Avenue
Area	Fort Saskatchewan
Subdivision	Sherridon Heights
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 4E3

### **Amenities**

Amenities	Off Street Parking, Car Wash, Guest Suite, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Party Room, Patio, Secured Parking, Security Door, Social Rooms, Storage-Locker Room, Workshop, Exterior Walls 2"x10"
Parking	Parkade, Underground

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	In Floor Heat System, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Brick, Hardie Board Siding
Exterior Features	Park/Reserve, Playground Nearby, Public Transportation, River Valley View, Shopping Nearby, See Remarks
Roof	Metal

Construction	Wood, Brick, Hardie Board Siding
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 30th, 2025
Days on Market	2
Zoning	Zone 62
Condo Fee	\$746

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 2nd, 2025 at 8:47pm MDT