

\$465,000 - 193 Starling, Fort Saskatchewan

MLS® #E4417851

\$465,000

3 Bedroom, 2.50 Bathroom, 1,508 sqft
Single Family on 0.00 Acres

South Pointe, Fort Saskatchewan, AB

Last Duplex in the market! Includes Side Entrance for future mother-in law suite. Soho Floor plan comes with attached Double Garage, 1508 sq. ft., side entrance, Bonus Room and more! This 2 storey half duplex is located in Southfort Meadows with great access to the community ice rink/hall, schools, future church, parks and playgrounds at walking distance. Features: big double attached garage, fireplace, upgraded finishing, high end vinyl plank floors. Main floor features 9ft ceilings, modern kitchen cabinets right to the ceiling. Upstairs you'll find 3 large bedrooms, BONUS ROOM, 2nd floor laundry and a Full bathroom, master bedroom has walk in closet and full ensuite bathroom. Pictures of show home are a representation of potential finishing and upgrades available, homes may vary to clients needs and budget. Possession end of may, Includes \$3500 builder appliances credit.



Built in 2024

Essential Information

MLS® #	E4417851
Price	\$465,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2

Half Baths	1
Square Footage	1,508
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	193 Starling
Area	Fort Saskatchewan
Subdivision	South Pointe
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 1X5

Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Exterior Walls- 2"x6", 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Heatilator/Fan
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Metal, Vinyl
Exterior Features	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed January 13th, 2025
Days on Market 96
Zoning Zone 62



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