

# \$194,900 - 107 8702 Southfort Drive, Fort Saskatchewan

MLS® #E4424768

**\$194,900**

2 Bedroom, 1.00 Bathroom, 881 sqft  
Condo / Townhouse on 0.00 Acres

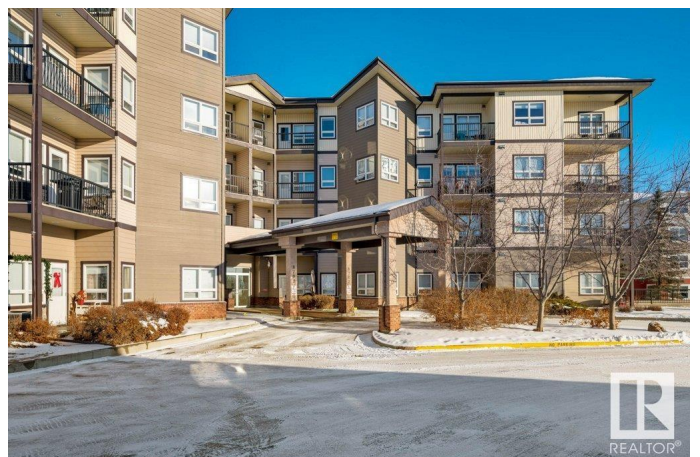
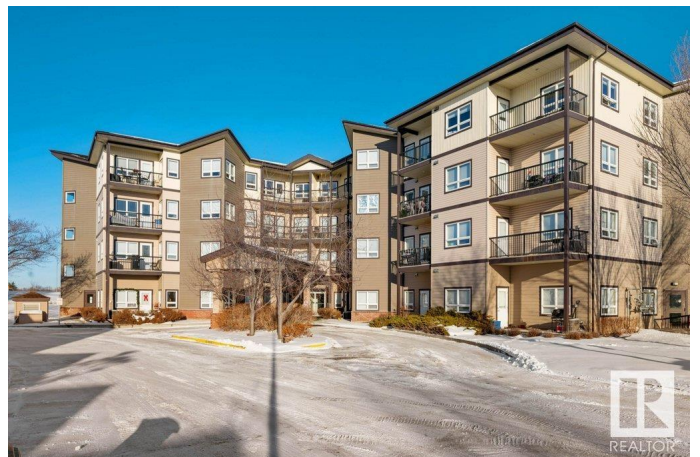
South Fort, Fort Saskatchewan, AB

**\*\*\*RARE FIND\*\*\*** With this unit you can enter your suite through the patio instead of the main building, if you would like to. Perfect for walking your dog or receiving guests. This unit has 11 FOOT CEILINGS and SOUTH WEST windows for LOTS OF NATURAL LIGHT! The spacious kitchen features an induction stove and upgraded appliances. The bedrooms are large with big windows. There is direct access to the patio through the living room. The laundry room has space for storage and also features a Bosch washer and dryer. Enjoy underground parking and all amenities available in the Gardens located next door. Unit comes with central air conditioning. There is no age restriction and pets are allowed.

Built in 2005

## Essential Information

MLS® #	E4424768
Price	\$194,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	881
Acres	0.00
Year Built	2005
Type	Condo / Townhouse



Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	107 8702 Southfort Drive
Area	Fort Saskatchewan
Subdivision	South Fort
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 4R6

### **Amenities**

Amenities	Air Conditioner, No Smoking Home, Parking-Visitor, Patio, Secured Parking, Security Door
Parking	Underground

### **Interior**

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Stove-Induction
Heating	Forced Air-1, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 8th, 2025
Days on Market	6
Zoning	Zone 62
Condo Fee	\$612

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Listing information last updated on March 14th, 2025 at 6:02am MDT