

## \$419,900 - 37 Radcliffe Wynd, Fort Saskatchewan

MLS® #E4453732

**\$419,900**

4 Bedroom, 3.50 Bathroom, 1,488 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Located on a quiet tree lined street in the Community of Southfort. Only 1/2 block to the parks, ponds, playgrounds, walking/bike trails. This community is a lifestyle. With super easy access to to all amenities and commuter Highways. 1488.25 sq.ft 2 storey half duplex with a great open concept floor plan, ideal for the family & entertaining. Front veranda welcomes you into a large tiled front entry, double closets. Huge open living room, beautiful floors, big windows, gas corner fireplace w/mantle. Large family size dining room area, sunny very bright kitchen has Granite countertops, tons of cabinets, glass tile & pantry. Stainless steel appliances. Convenient main floor 2 piece wash room & laundry room. Upstairs you will find primary bedroom, walk-in closet, 4 piece ensuite bath & 2 other great sized bedrooms both have double closets & a 4 piece bath. Downstairs is fully finished w/family room/rec room, 3 piece bath shower jets, 4th bedroom. Back deck. w/BBQ gas, fully fenced, 2 gates, double garage.

Built in 2013

### Essential Information

MLS® # E4453732

Price \$419,900



Lease Rate	\$8
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,488
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	37 Radcliffe Wynd
Area	Fort Saskatchewan
Subdivision	South Fort
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0M6

### Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Public Transportation, Schools, See Remarks
Lot Description	255m
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Middle	SouthPointe School
High	Fort Saskatchewan High

**Additional Information**

Date Listed	August 19th, 2025
Days on Market	40
Zoning	Zone 62

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Listing information last updated on September 28th, 2025 at 2:32pm MDT