

\$529,500 - 14 Westwood Way, Fort Saskatchewan

MLS® #E4463699

\$529,500

4 Bedroom, 3.00 Bathroom, 1,376 sqft

Single Family on 0.00 Acres

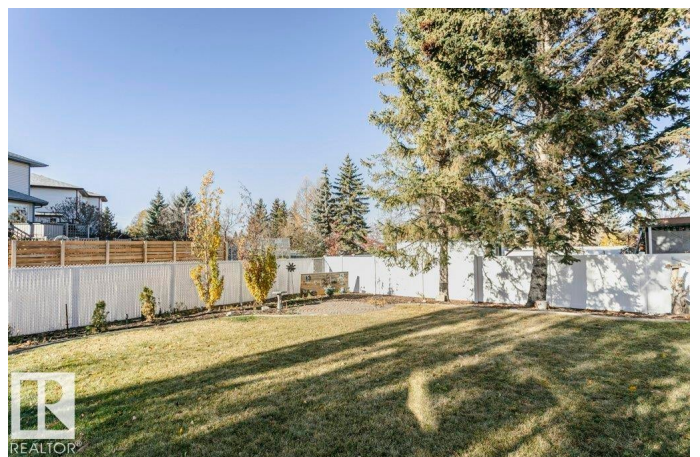
Westwood Trails, Fort Saskatchewan, AB

Show Home condition on this immaculate Fully Developed modified Bi-Level ! You are greeted to this impressive home by a grand foyer leading upstairs or to the fully developed basement . In this modified Bi Level home the upper floor features a massive primary Bedroom with full walk in closet and 3 piece ensuite bath. Main floor boasts a great room with feature gas fireplace and large windows over looking back yard. Open concept Kitchen with coffee bar station - corner pantry -Working Island and plenty of cabinets and counterspace for the chef in mind. Full bath - Second Bedroom and DREAM main floor Laundry room finish up the main floor. The lower level has large family room with another gas fireplace and all new vinyl plank flooring - 3rd bathroom and 2 more bedrooms & Plenty of storage too. Home has Central AC - Newer Shingles - Underground Sprinkler System - 40 Amp electrical cord under deck for future hot tub

Built in 1996

Essential Information

MLS® #	E4463699
Price	\$529,500
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,376
Acres	0.00
Year Built	1996
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	14 Westwood Way
Area	Fort Saskatchewan
Subdivision	Westwood Trails
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 4G4

Amenities

Amenities	Air Conditioner, Deck, Exterior Walls- 2"x6", Sprinkler Sys-Underground, Vinyl Windows
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 27th, 2025
Days on Market	8
Zoning	Zone 62

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 November 4th, 2025 at 5:32am MST