

\$559,000 - 49 Wiltree Terrace, Fort Saskatchewan

MLS® #E4458102

\$559,000

5 Bedroom, 3.50 Bathroom, 1,701 sqft

Single Family on 0.00 Acres

Westpark_FSAS, Fort Saskatchewan, AB

Amazing turn-key, legally suited property in one of Fort Saskatchewan's best locations – walking distance to the river valley, dog park, Andy's Playground and West River's Edge. Upstairs offers 3 bedrooms, convenient upstairs laundry, a bonus room and an incredible primary suite complete with walk-in closet and luxurious 5-piece ensuite. The main floor features a private office and a spacious, bright open-concept kitchen, dining and living area perfect for everyday living and entertaining (tenant leaving end of Nov) The basement is a home-run rental suite with 2 bedrooms and a beautiful kitchen and living space, already leased for immediate income. The rear double garage has been divided so both upper and lower tenants enjoy covered winter parking. Fully legalized with basement leases in place, this property is a true turn-key money-maker – ready to generate reliable rental income from day one.

Built in 2021

Essential Information

MLS® #	E4458102
Price	\$559,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,701
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	49 Wiltree Terrace
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0X6

Amenities

Amenities	Off Street Parking, On Street Parking, Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Asphalt, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Paved Lane, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Asphalt, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 17th, 2025
Days on Market	1
Zoning	Zone 62

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