

## \$439,900 - 90 Richmond Link, Fort Saskatchewan

MLS® #E4440644

**\$439,900**

4 Bedroom, 3.50 Bathroom, 1,488 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Welcome to this spacious half duplex with a **SEPARATE ENTRANCE** and a fully finished basement, perfect for extended family or potential in-law suite. The open concept living room has a gas fireplace with custom built in shelving. The large dining room is ideal for entertaining. The kitchen offers granite countertops, stainless steel appliances, and a corner pantry. Laminate flooring flows throughout the main floor. Upstairs offers 3 bedrooms, including a generous primary suite with a 5-piece ensuite and walk-in closet. The basement features its own living space with a separate entrance and second kitchen, 4pc bath, another bedroom, and second living room offering privacy and flexibility. Updates include new hot water tank, new Euro washer/dryer combo, and apartment-style refrigerator. Outside, you'll find an oversized double detached garage and a low-maintenance yard with a deck. This home combines space, function, and updates. Close to all amenities, parks, schools, and easy access to Hwy 21.

Built in 2016

### Essential Information

MLS® # E4440644

Price \$439,900



|                |               |
|----------------|---------------|
| Bedrooms       | 4             |
| Bathrooms      | 3.50          |
| Full Baths     | 3             |
| Half Baths     | 1             |
| Square Footage | 1,488         |
| Acres          | 0.00          |
| Year Built     | 2016          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 90 Richmond Link  |
| Area        | Fort Saskatchewan |
| Subdivision | South Fort        |
| City        | Fort Saskatchewan |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8L 0S5           |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck, Vinyl Windows    |
| Parking   | Double Garage Detached |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Euro Washer/Dryer Combo, Garage Control, Garage Opener, Stove-Electric, Washer, See Remarks, Refrigerators-Two, Microwave Hood Fan-Two, Stove-Countertop Inductn |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Mantel   |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |   |
|-------------------|---|
| Exterior Features | Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 5th, 2025 |
| Days on Market | 19             |
| Zoning         | Zone 62        |

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Listing information last updated on June 24th, 2025 at 4:17am MDT