

\$235,000 - 110 9932 100 Avenue, Fort Saskatchewan

MLS® #E4458463

\$235,000

2 Bedroom, 2.00 Bathroom, 1,116 sqft
Condo / Townhouse on 0.00 Acres

Sherridon Heights, Fort Saskatchewan, AB

Prime main floor 1116 sq ft, 2 bed, 2 bath corner condo with the best exposure, overlooking the tranquil river valley and endless green space. Ideal layout with bedrooms on opposite sides for privacy, the primary featuring a walk-through closet and ensuite. The main floor setting is a rare find that offers conveniences of condo living: no maintenance, and true luxuries of a house: size, nature's backyard and no elevators or stairs. A gated patio provides private access to the green space and south exposure. Practical side door access to parking. Inside, the open design is filled with natural light, showcasing a white kitchen, high-end laminate flooring throughout, spacious foyer and a huge laundry storage room. Quiet and serene, yet perfectly located in a prime Fort Saskatchewan spot, surrounded by parks, steps to grocery store, bank, and endless walking and cycling trails. Bright, spacious, comfortable – this home offers unmatched opportunity and value in one of the city's most desirable settings.

Built in 2003

Essential Information

MLS® #	E4458463
Price	\$235,000
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,116
Acres	0.00
Year Built	2003
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	110 9932 100 Avenue
Area	Fort Saskatchewan
Subdivision	Sherridon Heights
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 4P3

Amenities

Amenities	Gazebo, No Animal Home, No Smoking Home, Parking-Visitor, Patio, Security Door, Vinyl Windows
Parking	Stall

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Park/Trees, Park/Reserve, Public Transportation, River Valley View, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 18th, 2025
Days on Market	4
Zoning	Zone 62
Condo Fee	\$501

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