

## **\$398,900 - 145 Santana Crescent, Fort Saskatchewan**

MLS® #E4442348

**\$398,900**

3 Bedroom, 2.50 Bathroom, 1,409 sqft

Single Family on 0.00 Acres

Sienna, Fort Saskatchewan, AB

Welcome home to this beautiful half duplex in Fort Saskatchewan in the community of South Fort, quiet Sienna neighborhood. Backs onto a breathtaking field. The home was built by Sterling Homes in 2015. There are 3 beds up with a 3 piece ensuite in the Primary bedroom and another 4 piece bath upstairs. The main floor design is a welcoming open concept which is great for entertaining. All appliances are included. Basement is partly finished and ready for your completion. There is a huge rear deck so you can enjoy the southern sun and watch the wildlife walk past your yard. There is also a back gate to access the green space to go for a wilderness walks with you kids or fur babies. This home has a attached front insulated garage and a covered front porch. Enjoy your central A/C during those hot summer days! Other side is also for sale.

Built in 2015

### **Essential Information**

MLS® #	E4442348
Price	\$398,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,409



Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	145 Santana Crescent
Area	Fort Saskatchewan
Subdivision	Sienna
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0T2

### Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Detectors Smoke, Fire Pit, Front Porch, Hot Water Natural Gas, Vinyl Windows
Parking Spaces	3
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, No Back Lane, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby
Lot Description	Rec
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed June 13th, 2025  
Days on Market 24  
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 July 7th, 2025 at 12:02pm MDT