# \$349,900 - 20 Rocque Drive, Fort Saskatchewan

MLS® #E4442357

### \$349,900

4 Bedroom, 2.00 Bathroom, 864 sqft Single Family on 0.00 Acres

Old Fort Saskatchewan, Fort Saskatchewan, AB

Charming bungalow in the heart of Old Fort Saskatchewan! This well-maintained home has numerous updates, including shingles on the house & garage (2019), attic insulation (2019), Hunter Douglas blinds (2019), wood step built (2019), and the soffits & eaves (2019). Enjoy peace of mind with a newer sump pump (2020), furnace & hot water tank were replaced in 2020, and windows were updated between 2011-2016. Spacious living room and dining room. Two bedrooms and a 4 piece bathroom are on the main floor. Fully finished basement has a large recreation room, two more additional bedrooms and a 3 piece bathroom. The oversized 27x23 detached garage features a 100 amp panelâ€"great for hobbies or extra storage. The huge driveway is perfect for RV parking or lots of parking for additional vehicles! Outside, the yard is perfect for entertaining, and the front yard offers an abundance of green space to enjoy. A fantastic opportunity in a mature neighborhood!





Built in 1955

#### **Essential Information**

MLS® # E4442357 Price \$349,900



Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 864

Acres 0.00

Year Built 1955

Type Single Family

Sub-Type Detached Single Family

Style Bungalow

Status Active

## **Community Information**

Address 20 Rocque Drive

Area Fort Saskatchewan

Subdivision Old Fort Saskatchewan

City Fort Saskatchewan

County ALBERTA

Province AB

Postal Code T8L 2N3

#### **Amenities**

Amenities Vinyl Windows

Parking Spaces 5

Parking Double Garage Detached

#### Interior

Appliances Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric,

Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stucco, Vinyl

Exterior Features Fenced, Flat Site, Golf Nearby, Landscaped, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stucco, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed June 13th, 2025

Days on Market 3

Zoning Zone 62

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