\$470,000 - 41 Dittrich Avenue, Fort Saskatchewan

MLS® #E4444385

\$470,000

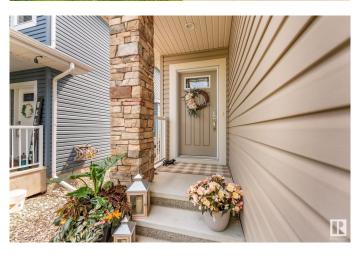
3 Bedroom, 2.50 Bathroom, 1,462 sqft Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Welcome to 41 Dittrich Aveâ€"an incredible 2-storey home in South Fort, backing onto a stunning south-facing park! This 3 bed, 2.5 bath beauty features a spacious primary suite with walk-in closet and a dreamy double walk-in shower. Enjoy hardwood floors, soaring ceilings, granite counters, and stainless steel appliances. Bonus: upstairs laundry, HWT on demand, A/C, and a double attached garage that fits a pickup! Unfinished basement with high ceilings ready for your vision. Walk to schools, parks, and enjoy quick access to shopping and commuter routes! This one shows 10/10!







Built in 2012

Essential Information

| MLS® # | E4444385 |
|----------------|------------------------|
| Price | \$470,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,462 |
| Acres | 0.00 |
| Year Built | 2012 |
| Туре | Single Family |
| Sub-Type | Detached Single Family |

| Style | 2 Storey |
|--------|----------|
| Status | Active |

Community Information

| Address | 41 Dittrich Avenue |
|-------------|--------------------|
| Area | Fort Saskatchewan |
| Subdivision | South Fort |
| City | Fort Saskatchewan |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8L 0N4 |

Amenities

| Amenities | See Remarks |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| Interior Features | ensuite bathroom |
|-------------------|--|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, |
| | Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks, TV Wall Mount, Curtains and Blinds |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert, Mantel, Stone Facing |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| Exterior | Wood, Stone, Vinyl |
|-------------------|---|
| Exterior Features | Backs Onto Park/Trees, Landscaped, Public Swimming Pool, Public |
| | Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| Elementary | SouthPointe K-9 |
|------------|------------------|
| Middle | St. John Paul II |

Additional Information

Date ListedJune 26th, 2025Days on Market1ZoningZone 62

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Listing information last updated on June 27th, 2025 at 11:17am MDT