

\$635,000 - 20 Monarch Close, Fort Saskatchewan

MLS® #E4446046

\$635,000

3 Bedroom, 2.50 Bathroom, 2,458 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Custom built by Landover Homes, this almost 2500 sq ft home offers numerous & extensive upgrades. A large entrance to greet guests, main floor office, and a wonderfully open concept main floor. With 9' ceilings, a chef's kitchen offering built-in double ovens, sweet butler pantry and a large island with beverage cooler, this space flows beautifully. Wall to wall windows offer views of your pie shaped backyard, while elegant Gemstone lighting outside adds sophisticated ambience, even while on your covered patio deck. Upstairs is just as impressive, featuring a bonus room, 2 spacious bedrooms, a fully serviced laundry room, and a gorgeous primary suite with walk-in closet and luxurious 5 pce ensuite. The garage is oversized at 25' x 24', fully finished AND heated. This move-in ready home includes an energy-efficient tankless hot water heater and central A/C for hot summer days. Located on a cul-de-sac in exclusive Southfort Meadows, enjoy miles of walking trails & ponds right outside your door.

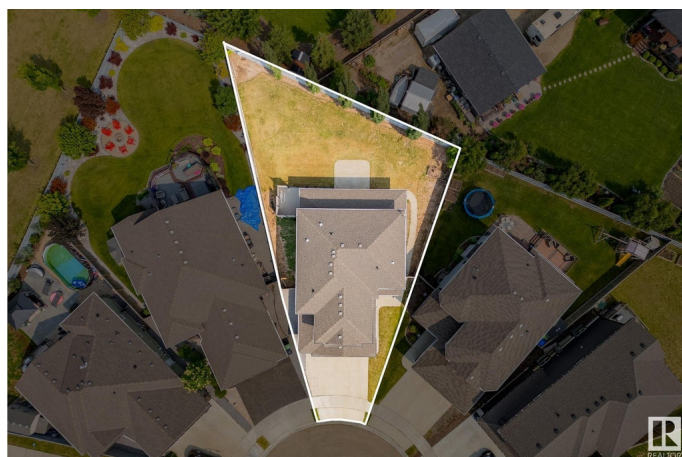
Built in 2014

Essential Information

MLS® # E4446046

Price \$635,000

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,458 |
| Acres | 0.00 |
| Year Built | 2014 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 20 Monarch Close |
| Area | Fort Saskatchewan |
| Subdivision | South Fort |
| City | Fort Saskatchewan |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8L 0N9 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls-2"x6", No Smoking Home, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Heated, Insulated, Over Sized |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Countertop Gas, Washer, Wine/Beverage Cooler, Oven Built-In-Two, Garage Heater |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Stone Facing |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Landscaped, No Back Lane, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 4th, 2025 |
| Days on Market | 2 |
| Zoning | Zone 62 |

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Listing information last updated on July 6th, 2025 at 9:17am MDT