

Courtesy Of Meagan O'Connell Of Real Broker

## \$555,000 - 17 Sumac Close, Fort Saskatchewan

MLS® #E4459635

**\$555,000**

3 Bedroom, 2.50 Bathroom, 1,953 sqft

Single Family on 0.00 Acres

Sienna, Fort Saskatchewan, AB

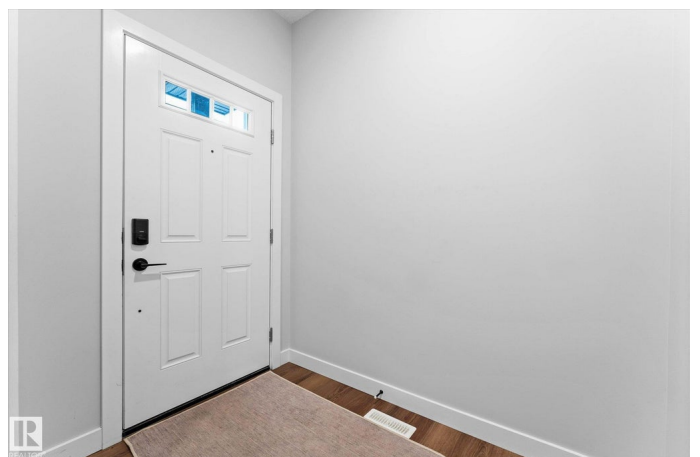
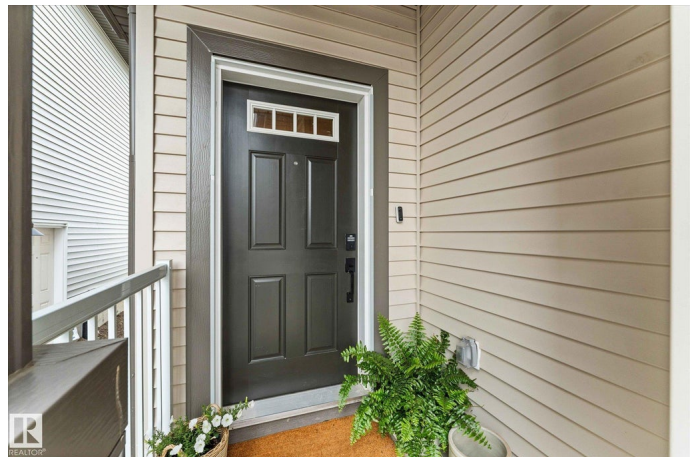
Welcome to this 2024-built home by Alquinn Homes, offering modern, functional living space. Located on a quiet street and backing on a walking path, this property combines quality construction with thoughtful upgrades. The main floor features an open-concept layout with large windows, upgraded flooring, and sleek modern finishes. The kitchen flows into the dining and living areas—ideal for both everyday living and entertaining. A brand-new deck off the back expands your outdoor living space, and the double attached garage comes complete with a heater for added comfort. Upstairs you'll find a spacious primary suite with walk-in closet and a well-designed ensuite featuring a floating tub and separate shower. Two more good-sized bedrooms, a full bathroom, upper-floor laundry, and a bonus room over the garage provide plenty of space for the whole family. The basement is unfinished and ready for your future plans—whether that's a home gym, rec room, or additional bedrooms.

Built in 2024

### Essential Information

MLS® # E4459635

Price \$555,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,953                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 17 Sumac Close    |
| Area        | Fort Saskatchewan |
| Subdivision | Sienna            |
| City        | Fort Saskatchewan |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8L 0J2           |

### Amenities

|           |                                                                |
|-----------|----------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, No Smoking Home, Natural Gas BBQ Hookup |
| Parking   | Double Garage Attached                                         |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                            |
| Stories           | 2                                                                                    |
| Has Basement      | Yes                                                                                  |
| Basement          | Full, Unfinished                                                                     |

### Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                           |
| Exterior Features | Flat Site, Golf Nearby, Playground Nearby, Schools, Shopping Nearby, Partially Fenced |
| Roof              | Asphalt Shingles                                                                      |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 26th, 2025 |
| Days on Market | 23                   |
| Zoning         | Zone 62              |

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Listing information last updated on October 19th, 2025 at 4:17am MDT