

\$608,763 - 83 Ficus Way, Fort Saskatchewan

MLS® #E4465553

\$608,763

3 Bedroom, 2.50 Bathroom, 1,753 sqft

Single Family on 0.00 Acres

Westpark_FSAS, Fort Saskatchewan, AB

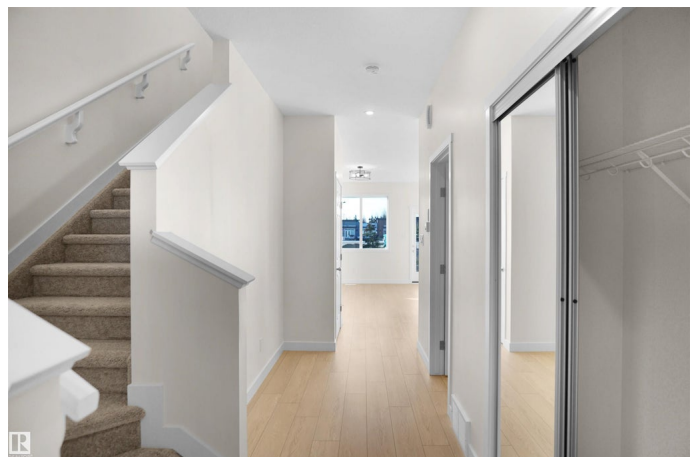
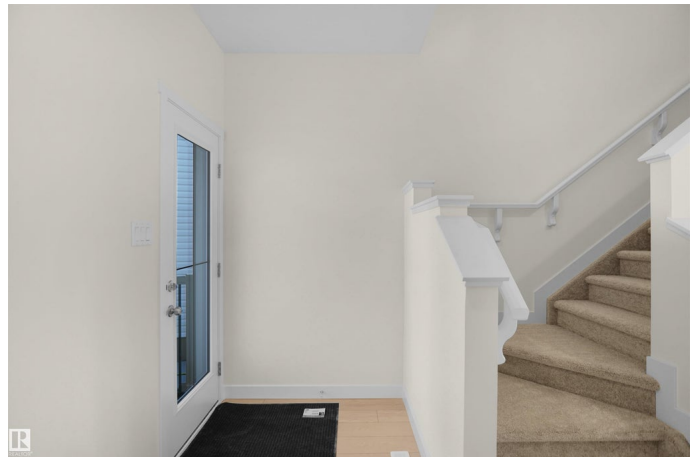
Welcome to the "Willow" built by the award-winning builder Pacesetter homes and is located in the heart West Park and just steps to the walking trails and parks. As you enter the home you are greeted by luxury vinyl plank flooring throughout the great room, kitchen, and the breakfast nook. Your large kitchen features tile back splash, an island a flush eating bar, quartz counter tops and an undermount sink. Just off of the kitchen and tucked away by the front entry is a 2 piece powder room. Upstairs is the Primary retreat with a large walk in closet and a 4-piece en-suite. The second level also include 2 additional bedrooms with a conveniently placed main 4-piece bathroom and a good sized bonus room. The unspoiled basement has a side separate entrance is perfect for a future suite. Close to all amenities and also comes with a side separate entrance perfect for future development.***Under construction and the photos are of the show home the colors and finishing's may vary to be complete by April 2026 **

Built in 2025

Essential Information

MLS® # E4465553

Price \$608,763



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,753
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	83 Ficus Way
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0Y8

Amenities

Amenities	See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	November 11th, 2025
Days on Market	2
Zoning	Zone 62

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Listing information last updated on November 13th, 2025 at 1:32pm MST