

# \$689,900 - 61 Blackbird Bend, Fort Saskatchewan

MLS® #E4456574

## \$689,900

7 Bedroom, 4.00 Bathroom, 2,418 sqft  
Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

This exquisite home features 7 bedrooms and 4 full bathrooms, including a Fully Finished 2-bedroom LEGAL BASEMENT SUITE with a separate entrance. The main floor offers a bedroom with an adjoining full bath, a high-end kitchen, an open-to-above living area, and a dedicated dining space—ideal for hosting gatherings. The upper level boasts a luxurious master suite, three additional bedrooms, a full bathroom, and a spacious bonus room. An excellent opportunity for large families or smart investors!

Built in 2025

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4456574               |
| Price          | \$689,900              |
| Bedrooms       | 7                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,418                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information



|             |                   |
|-------------|-------------------|
| Address     | 61 Blackbird Bend |
| Area        | Fort Saskatchewan |
| Subdivision | South Fort        |
| City        | Fort Saskatchewan |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8L 2E0           |

### Amenities

|           |                                                    |
|-----------|----------------------------------------------------|
| Amenities | Deck, No Animal Home, No Smoking Home, See Remarks |
| Parking   | Double Garage Attached                             |

### Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                    |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                           |
| Stories           | 3                                                                                                                   |
| Has Suite         | Yes                                                                                                                 |
| Has Basement      | Yes                                                                                                                 |
| Basement          | Full, Finished                                                                                                      |

### Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior          | Wood, Stone, Vinyl                      |
| Exterior Features | Playground Nearby, Schools, See Remarks |
| Roof              | Asphalt Shingles                        |
| Construction      | Wood, Stone, Vinyl                      |
| Foundation        | Slab                                    |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 6th, 2025 |
| Days on Market | 8                   |
| Zoning         | Zone 62             |

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Listing information last updated on September 14th, 2025 at 5:02pm MDT