

## \$460,000 - 204 Starling, Fort Saskatchewan

MLS® #E4429476

**\$460,000**

3 Bedroom, 2.50 Bathroom, 1,679 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Welcome to The Kona a spectacular home in the heart of Meadowview, Fort Saskatchewan! This beautifully designed 2-storey offers 1,679sqft of functional living space with an open-concept layout that's perfect for modern living. The spacious kitchen and dining area are ideal for gatherings, while the 9'™ ceilings and east-to-west facing windows flood the home with natural light throughout the day. On the main floor, you'll find a convenient 2-piece bathroom and stylish finishes that set the tone for comfort and elegance. Upstairs, plush carpeting adds a cozy touch, leading you to a generous bonus room—an ideal space for relaxation or a quiet retreat. The east-facing primary suite features a large bedroom, a 4-piece ensuite, and a walk-in closet. Across the hall, two well-sized secondary bedrooms share a full bathroom complete with a deep soaker tub. For added convenience, the upstairs also includes a laundry area with a stacked washer and dryer. The Kona blends thoughtful design with everyday function

Built in 2025

### Essential Information

MLS® # E4429476

Price \$460,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,679                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 204 Starling      |
| Area        | Fort Saskatchewan |
| Subdivision | South Fort        |
| City        | Fort Saskatchewan |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8L 0X9           |

### Amenities

|           |                                                                                                                                    |
|-----------|------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Parking-Extra, Vinyl Windows, 9 ft. Basement Ceiling |
| Parking   | Parking Pad Cement/Paved                                                                                                           |

### Interior

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

### Exterior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                            |
| Exterior Features | Back Lane, Golf Nearby, Not Fenced, Not Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                       |

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

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 7th, 2025 |
| Days on Market | 132             |
| Zoning         | Zone 62         |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 17th, 2025 at 2:32am MDT