

## \$574,900 - 166 Woodhill Lane, Fort Saskatchewan

MLS® #E4443140

**\$574,900**

3 Bedroom, 2.50 Bathroom, 2,076 sqft

Single Family on 0.00 Acres

Westpark\_FSAS, Fort Saskatchewan, AB

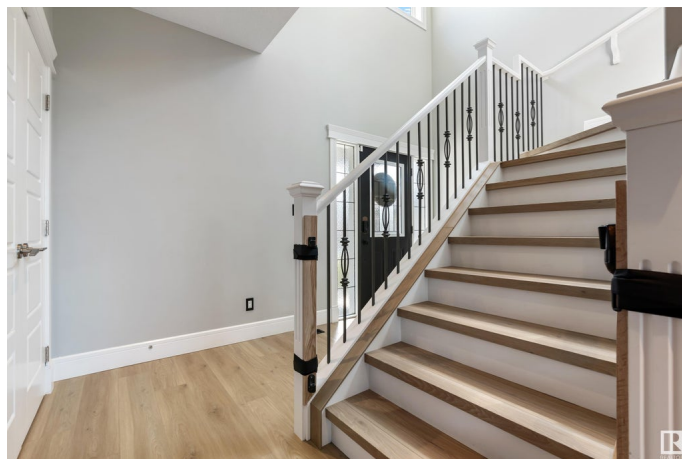
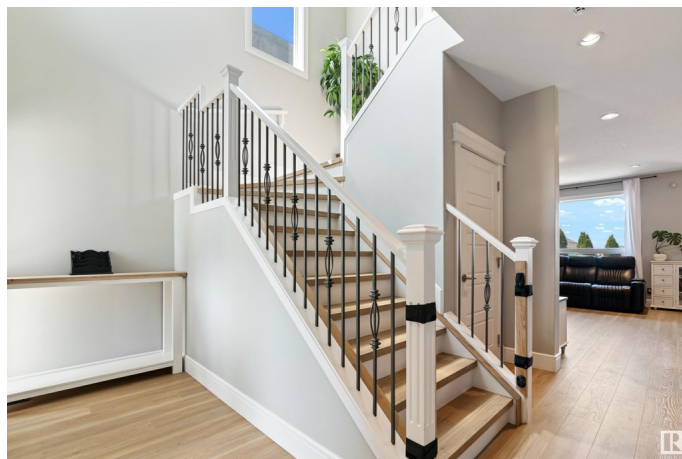
Welcome to 166 Woodhill Lane – Modern Elegance in Westpark of Windsor! This updated 2,076 sq ft two-story home offers the perfect blend of style and function in the sought-after Westpark community. Featuring new luxury vinyl flooring throughout, the home exudes a fresh, modern feel. The main floor includes a 2-piece bath, spacious laundry/mudroom with garage access, and a walk-through pantry with built-in shelving. The chef-inspired kitchen boasts a gas stove, stainless appliances, and granite countertops. A bright dining area opens to a step-down, low-maintenance composite deck and landscaped yard which backs onto a walking trail! The cozy living room features a gas fireplace and modern feature wall. Upstairs, enjoy the elegant primary suite including a 5-pcs ensuite, and you'll also find two additional bedrooms, a versatile bonus room, and a stylish 4-piece bath. The unfinished basement is ready for your personal touch. Located close to parks, playgrounds, and highway 21!

Built in 2014

### Essential Information

MLS® # E4443140

Price \$574,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,076
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	166 Woodhill Lane
Area	Fort Saskatchewan
Subdivision	Westpark_FSAS
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0L5

### Amenities

Amenities	No Smoking Home, Parking-Extra, Vinyl Windows
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 18th, 2025  
Days on Market                18  
Zoning                              Zone 62

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