

## \$798,800 - 18 Mockingbird Crescent, Fort Saskatchewan

MLS® #E4454582

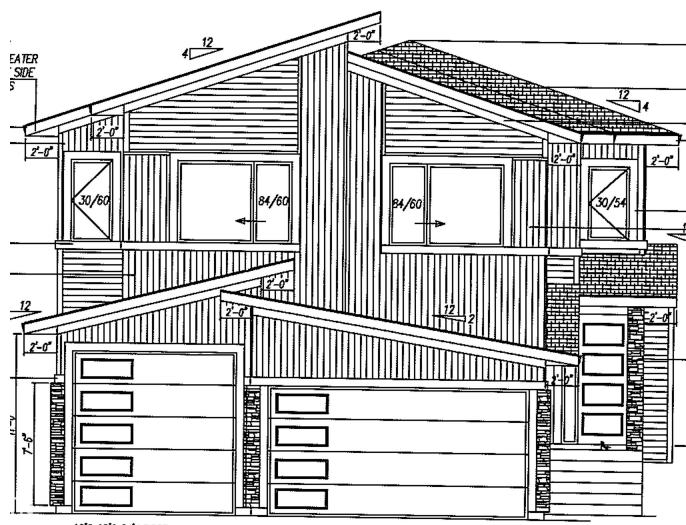
**\$798,800**

5 Bedroom, 3.50 Bathroom, 2,625 sqft

Single Family on 0.00 Acres

South Fort, Fort Saskatchewan, AB

A special opportunity from JH Quality Homes. Boasting 2625 square feet. This brand new home is now under construction. Main floor bedroom / den with attached 4 piece ensuite. X large mud room with walk through butler patty. 7.6â€™™ family island with full wall, to end of dinette kitchen cabinets. Main floor also has 2 piece Bath. Great room has 17â€™™ open ceiling with decorative gas fireplace. Four upper bedrooms and bonus room. Over sized master with 5 pice ensuite, free standing tub, double shower and walk through closet to full featured laundry room. Triple attached 30â€™™ x 24/28â€™™ deep with 10â€™™ third bay door. This house is speciallyÂ designed for a main floor in-law suite. Has side entry so you could development a two bedroom legal basement suite. Floor plan has been revised from the Show Home at 558 Meadow View Drive.



Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4454582  |
| Price      | \$798,800 |
| Bedrooms   | 5         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |
| Half Baths | 1         |

Square Footage 2,625  
Acres 0.00  
Year Built 2025  
Type Single Family  
Sub-Type Detached Single Family  
Style 2 Storey  
Status Active

Community Information

Address 18 Mockingbird Crescent  
Area Fort Saskatchewan  
Subdivision South Fort  
City Fort Saskatchewan  
County ALBERTA  
Province AB  
Postal Code T8L 1P3

Amenities

Amenities Ceiling 9 ft., Deck  
Parking Over Sized, Triple Garage At

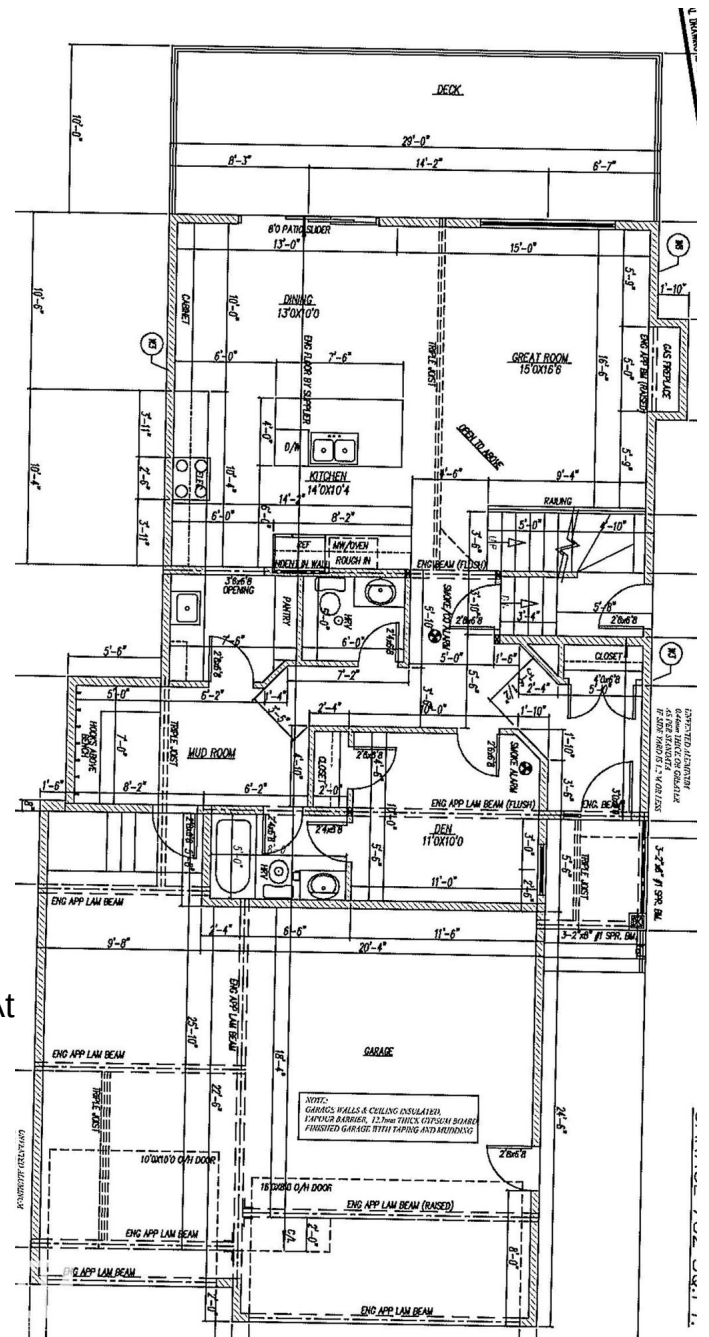
Interior

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

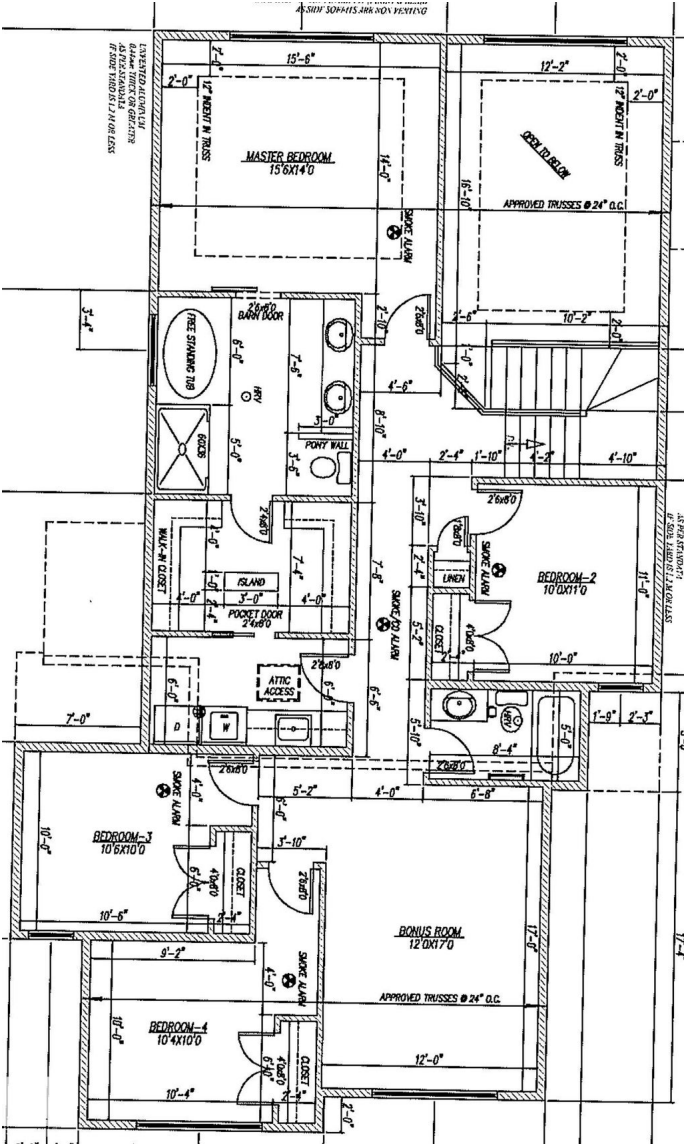
Exterior

Exterior Wood, Stone, Vinyl  
Exterior Features Flat Site, See Remarks  
Roof Asphalt Shingles  
Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

Additional Information



Date Listed August 24th, 2025  
Days on Market 12  
Zoning Zone 62



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Listing information last updated on September 5th, 2025 at 8:02pm MDT