

\$2,800,000 - 206 Southridge Boulevard, Fort Saskatchewan

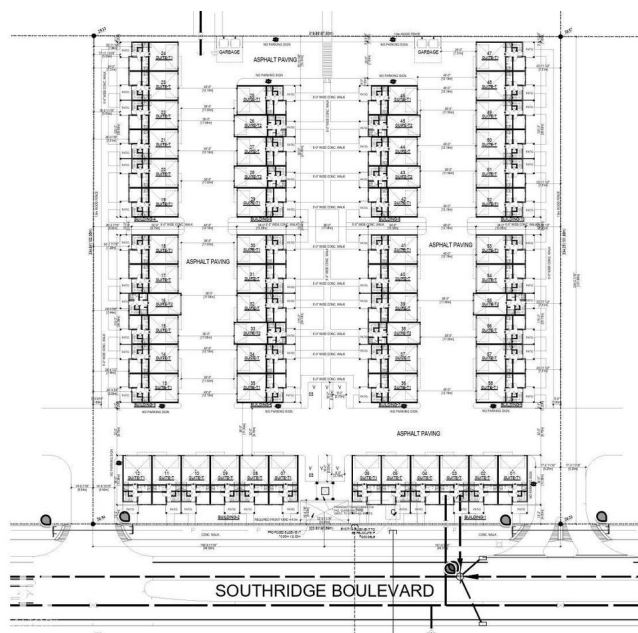
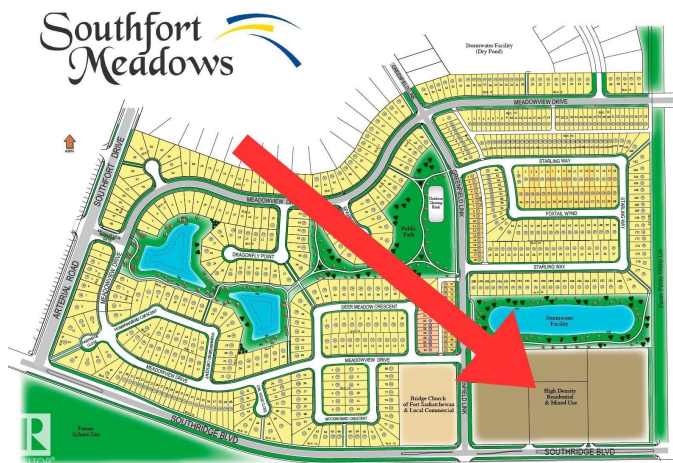
MLS® #E4455168

\$2,800,000

0 Bedroom, 0.00 Bathroom,
Land Commercial on 0.00 Acres

South Fort, Fort Saskatchewan, AB

Prime 2.45-acre development site in Fort Saskatchewan, located in a brand-new community surrounded by quality new construction homes. Zoned as a commercial mixed use district, this property is offered with the Development Permit (DP) for 58 rental townhomes—an ideal project for builders and investors seeking scale and financing efficiency. Fort Saskatchewan continues to experience steady growth, supported by proximity to Edmonton, major industrial employers, and strong rental demand. A rare opportunity to acquire a shovel-ready multifamily site in a prime location, delivering much-needed housing and excellent long-term value.



Essential Information

MLS® #	E4455168
Price	\$2,800,000
Bathrooms	0.00
Acres	0.00
Type	Land Commercial
Status	Active

Community Information

Address	206 Southridge Boulevard
---------	--------------------------

Area	Fort Saskatchewan
Subdivision	South Fort
City	Fort Saskatchewan
County	ALBERTA
Province	AB
Postal Code	T8L 0P6

Additional Information

Date Listed	August 27th, 2025
Days on Market	66
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 November 1st, 2025 at 8:17am MDT