



## 134 Smallwood Bay Fort McMurray Alberta

\$444,900

Introducing 234 Smallwood Bay, nestled in a family-friendly cul-de-sac close to elementary schools. This property features a long driveway with ample parking space. The main floor offers a bright and inviting open-concept layout with hardwood flooring, a cozy gas fireplace in the living room, and a stylish two-toned kitchen with modern 12" x 18" tiles. Step out from the kitchen to the backyard, where you'll find a raised deck, a fenced yard, and a greenhouse. The main level also includes a 4-piece bathroom and two generous bedrooms, one of which is the primary suite complete with a walk-in closet and a 4-piece ensuite. The finished basement offers additional living space, featuring three more bedrooms, another 4-piece bathroom, and a spacious family room. Sold as is where is (id:6769)

4pc Bathroom 8.75 Ft x 5.00 Ft

Bedroom 14.67 Ft x 14.00 Ft

Bedroom 11.17 Ft x 10.42 Ft

Recreational, Games room 15.25 Ft x 23.17 Ft

Bedroom 9.00 Ft x 11.50 Ft

Furnace 13.50 Ft x 13.00 Ft

4pc Bathroom 5.67 Ft x 9.50 Ft

4pc Bathroom 5.67 Ft x 11.33 Ft

Bedroom 11.00 Ft x 13.00 Ft

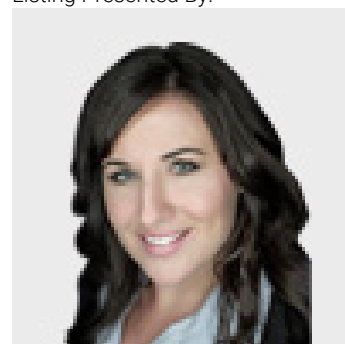
Dining room 16.17 Ft x 9.75 Ft

Kitchen 13.00 Ft x 15.67 Ft

Living room 13.67 Ft x 11.33 Ft

Primary Bedroom 12.00 Ft x 16.50 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX FORT MCMURRAY

<http://www.jadenesellshomes.com>

**RE/MAX**

**RE/MAX Fort McMurray**

9919 Biggs Avenue, Fort  
McMurray, AB,

Phone: 780-880-7173  
[jadenek@remax.net](mailto:jadenek@remax.net)