



101 Lanauze Street Fort McMurray Alberta

\$635,000

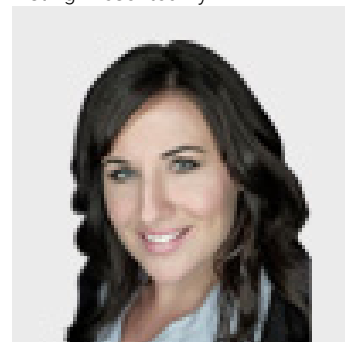
Welcome to 101 Lanauze Street: This stunning home offers impressive magazine worthy renovations and eye-catching design, making it a must see at the top of your list. From the chef's dreamy white expansive kitchen to the 2 bedroom LEGAL suite, no detail has been forgotten. As you step inside the spacious front entry, you'll love all the natural light streaming through the expansive windows. The living room space is open concept and offers a valued ceiling and gas fireplace. The kitchen has been transformed with custom white cabinetry, loads of soft close pull out drawers, built in pantry, and a farmhouse sink which is the perfect accent to the quartz counters and demask tile backsplash. The bathrooms are picture-perfect; with new vanities, tiled flooring, lighting and mirrors. The main level offers 3 spacious bedrooms, including a master suite with a walk in closet and 5 piece ensuite bathroom (double vanity). Even the laundryroom on the main level has been upgraded with cabinets and folding table, and offers access to the fully finishing and heated (radiant heater) garage with TONS of storage and workbenches for the mechanic/handyman in your family. The basement suite is truly exceptional, with a 2 bedroom 2 bathroom LEGAL SUITE, with high ceilings, large windows, a full kitchen, living room with gas fireplace, laundry, and even its own fenced backyard space with patio. With its high ceilings and above grade windows, it's really one of the best basement suites I've ever seen! Located in prestigious Lakewood Estates on a CORNER LOT, with extra wide driveway and RV parking, a massive fully fenced backyard featuring a 2 tiered deck with a hot tub, gazebo, natural gas bbq hook up and firepit area. There's even cherry trees along the other side of the fence (the current owners make sour-cherry jelly every year) This Fantastic Bi-level will impress those looking for i...

- Other 12.08 Ft x 22.50 Ft
- Living room 13.42 Ft x 15.42 Ft
- Bedroom 8.58 Ft x 9.83 Ft
- Primary Bedroom 12.08 Ft x 15.50 Ft
- 4pc Bathroom 4.83 Ft x 8.67 Ft
- 4pc Bathroom 4.92 Ft x 9.92 Ft

- Kitchen 12.42 Ft x 14.33 Ft
- Dining room 12.42 Ft x 16.75 Ft
- Bedroom 9.00 Ft x 9.92 Ft
- Bedroom 9.00 Ft x 15.67 Ft
- 5pc Bathroom 4.92 Ft x 9.83 Ft
- 4pc Bathroom 4.92 Ft x 9.92 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by the BCNREB.

Listing Presented By:



Originally Listed by:
COLDWELL BANKER UNITED

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RE/MAX Fort McMurray

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Primary Bedroom 12.50 Ft x 16.58 Ft

Foyer 10.17 Ft x 6.25 Ft

Living room 14.08 Ft x 18.00 Ft

Laundry room 9.00 Ft x 4.92 Ft