



104 Rookery Bay Fort McMurray Alberta

\$419,000

104 Rookery Bay- Your Beautiful 3 Level Split home is located in a quiet Cul de Sac in Thickwood situated on a large lot with a fenced yard, a stone / rock patio and ground level deck area with an extra long asphalt driveway and a detached garage. Leading you to the front door is great curb appeal with a stone walkway to your front porch; great for your morning coffee. Inside you will find a large foyer leading to your main floor plan which includes a massive dining area with gorgeous wood finishes around the large door frames. The oversized living room features hardwood flooring , a built in bench under the large window offering loads of natural lighting. The extra high ceiling in the kitchen give such a grand feeling; Your kitchen also features lots of countertop and cupboard space with granite countertops and stainless steal appliances; not to mention the gorgeous tile work and unique finishings leaving yu breathless and excited to see the rest. Upstairs you will find 3 large bedrooms with a full 4 piece main bathroom. The primary suite also includes a 2 piece powder room and full walk in closet. The 3 level is finished with another 4 piece bathroom; one massive bedroom and a rec room area that could easily be used as another bedroom. The basement is partially developed with two more large bedrooms and lot's of storage. Don't wait !!! Call today for your private viewing Lots of Renovations have been completed which include, New shingles 2017, new Insulation 2016, Hot water on Demand 2022, new water softner 2020, This home is a must see (id:6769)

Bedroom 9.58 Ft x 11.00 Ft
4pc Bathroom .00 Ft x .00 Ft
2pc Bathroom .00 Ft x .00 Ft
Bedroom 9.00 Ft x 11.00 Ft
Primary Bedroom 12.42 Ft x 14.58 Ft
4pc Bathroom .00 Ft x .00 Ft
Bedroom 9.00 Ft x 14.00 Ft

Recreational, Games room 13.00 Ft x 15.00 Ft
Bedroom 14.00 Ft x 12.00 Ft
Office 8.83 Ft x 14.00 Ft
Kitchen 10.00 Ft x 7.42 Ft
Living room 11.42 Ft x 16.42 Ft
Other 11.00 Ft x 8.50 Ft
Foyer 11.00 Ft x 5.83 Ft

Listing Presented By:



Originally Listed by:
COLDWELL BANKER UNITED

RE/MAX

RE/MAX Fort McMurray

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