



# 108 Dakin Drive Fort McMurray Alberta

\$659,900

Welcome to 108 Dakin Drive: Situated in the picturesque Parsons North neighbourhood, this turnkey home offers an exceptional blend of luxury living and practicality, complete with a two-bedroom legal suite in the basement for added income potential. Featuring high-end finishes and meticulous maintenance, the property backs onto scenic green space with a playground and splash park, providing a peaceful serene backdrop for you and your family to call home. As you arrive, the double driveway and oversized 24x24 heated attached garage welcome you home. Step inside the tiled front entryway, where soaring cathedral ceilings and abundant natural light create an inviting ambiance. A versatile front office, hidden behind double doors and complete with built-in shelves, offers a perfect space for work or study. The main living area boasts elegance and functionality, with granite countertops, stacked cupboards featuring crown moldings, and gleaming tile and hardwood floors. The well-appointed kitchen boasts built-in features such as a wine rack in the island and shelves in the dining room, along with a spacious pantry for added storage. Upstairs, the primary retreat awaits, featuring a generously sized walk-in closet with built-in shelves and a meticulously laid-out ensuite bathroom with a jet tub and granite countertops. Two additional bedrooms on this level offer ample space and oversized windows, accompanied by a well-appointed four-piece bathroom. The lower level of the home continues to impress with its high ceilings and open-concept living space, where granite countertops extend into the full kitchen. The two-bedroom legal suite, with its own furnace for personalized climate control, provides additional living space, complete with a four-piece bathroom, storage, and laundry facilities accessible through a convenient side entrance. Step outside onto the expansive 32" deck, ov...

4pc Bathroom 9.42 Ft x 5.00 Ft

5pc Bathroom 9.50 Ft x 10.92 Ft

Bedroom 12.00 Ft x 11.33 Ft

Bedroom 13.83 Ft x 9.92 Ft

Primary Bedroom 17.17 Ft x 17.50 Ft

Other 5.33 Ft x 10.92 Ft

Living room 13.83 Ft x 22.83 Ft

Furnace 14.75 Ft x 7.17 Ft

2pc Bathroom 2.75 Ft x 7.83 Ft

Dining room 17.17 Ft x 7.25 Ft

Foyer 7.00 Ft x 6.25 Ft

Kitchen 15.58 Ft x 12.00 Ft

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

Listing Presented By:



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Bedroom	12.25 Ft x 12.17 Ft	Laundry room	9.67 Ft x 13.42 Ft
Bedroom	11.83 Ft x 12.42 Ft	Living room	17.00 Ft x 16.08 Ft
Kitchen	7.83 Ft x 15.58 Ft	Office	12.42 Ft x 9.83 Ft