



108 Philpott Bay Fort McMurray Alberta

\$679,000

Beautiful EXECUTIVE STYLE BUNGALOW home located in a quiet cul-de-sac, with stunning exterior stone work and backing onto a serene POND. This spacious home boasts high ceilings and an abundance of natural light. As you enter, you'll find a convenient office right at the front door. The open plan living area features gorgeous hardwood floors, a beautiful kitchen, and a two-sided stone fireplace with auto start settings and elegant light fixtures. Step outside onto the deck with glass railings and a gas line for your BBQ, where you can take in the picturesque pond view. The primary bedroom is a retreat with lots of windows, an automatic blind, and a door leading to the deck. The walk-through closet offers ample storage and leads to a private spa-like area with a one-of-a-kind vanity and laundry hatch. This ensuite bathroom with high ceilings and all the different wall tiles that work so well together is a luxurious sanctuary, complete with a freestanding bathtub and an incredible shower. The main floor is complete with a powder room and a renovated laundry room with a farm-style sink and ample storage. The walkout basement features large windows, high ceilings, and slate floors in the recreation and family rooms, where the family room is equipped with underfloor heating and the recreation room, with a pool table, also includes another gas fireplace with auto start settings. The basement also offers three additional bedrooms, a four-piece bathroom, and a wine cellar for the wine enthusiasts. The fully vinyl fenced backyard features a patio area with a finished rock-crete style floor, a covered roof, and a relaxing hot tub and gazebo area. Beyond the back gate, you'll find a beautiful pond and plenty of walking trails. Conveniently located near shopping, schools, and quick highway access, this one-of-a-kind home is a must-see. VIEW the 3D TOUR and call today to schedul...

Recreational, Games room 24.75 Ft x 33.25 Ft

Bedroom 12.25 Ft x 17.92 Ft

Bedroom 10.75 Ft x 14.50 Ft

Bedroom 13.50 Ft x 14.58 Ft

4pc Bathroom 7.00 Ft x 8.75 Ft

Wine Cellar 12.33 Ft x 9.33 Ft

Living room 11.17 Ft x 20.08 Ft

Kitchen 13.58 Ft x 13.67 Ft

Dining room 13.08 Ft x 17.42 Ft

2pc Bathroom 7.25 Ft x 5.25 Ft

Laundry room 6.42 Ft x 9.08 Ft

Primary Bedroom 14.08 Ft x 26.50 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

RE/MAX

RE/MAX Fort McMurray

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Foyer 9.25 Ft x 7.75 Ft

Office 11.00 Ft x 11.25 Ft

Other 8.83 Ft x 5.67 Ft

5pc Bathroom 11.58 Ft x 11.00 Ft