



# 113 Pliska Crescent Fort McMurray Alberta

\$634,900

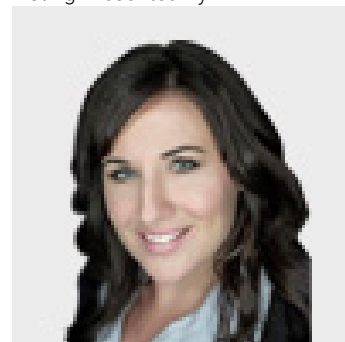
Discover this charming 2,068 sq ft family home nestled in the heart of Timberlea, offering comfort with its desirable layout and the convenience of its prime location that is hard to beat. The main floor features a beautifully renovated kitchen, completed in 2021, with custom Jos-Will cabinetry and wide plank flooring that flows seamlessly into the living room, where a cozy corner stone-surround gas fireplace invites relaxation. The upper level hosts four spacious bedrooms plus a bonus room, including a master suite with a luxurious 4-piece bath, featuring a corner jetted tub and separate shower for ultimate comfort. The home has seen several updates, including newer flooring, crown mouldings, and some bathroom upgrades. A newer air conditioning system and hot water on demand ensure energy efficiency. The basement offers a 2-bedroom legal suite with in-floor heating, providing an excellent opportunity for rental income or accommodating extended family. Step outside to a covered back deck overlooking a peaceful greenspace and paved bike path, perfect for enjoying nature in the privacy of your fully fenced yard. The heated double garage adds convenience, especially during the colder months and the oversized front driveway accommodates 3+ vehicles with ease. Situated within walking distance to two of Timberlea's newest high schools and the Stoney Creek shopping area, this home combines a fantastic location with modern amenities, making it an ideal choice for families and investors alike. (id:6769)

Bedroom 7.92 Ft x 13.00 Ft  
Bedroom 12.17 Ft x 11.67 Ft  
Bedroom 11.50 Ft x 11.75 Ft  
4pc Bathroom 5.00 Ft x 8.83 Ft  
Primary Bedroom 14.58 Ft x 11.83 Ft  
4pc Bathroom 8.75 Ft x 11.75 Ft  
Bonus Room 11.50 Ft x 16.50 Ft  
Bedroom 9.00 Ft x 11.67 Ft  
Bedroom 9.33 Ft x 10.58 Ft

3pc Bathroom 5.83 Ft x 8.33 Ft  
Kitchen 9.58 Ft x 6.92 Ft  
Living room 10.75 Ft x 13.08 Ft  
Living room 14.08 Ft x 14.58 Ft  
Kitchen 17.00 Ft x 14.50 Ft  
Dining room 10.33 Ft x 10.08 Ft  
2pc Bathroom 5.83 Ft x 5.33 Ft  
Foyer 12.17 Ft x 8.33 Ft  
Laundry room 6.25 Ft x 9.08 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**

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