



140 Fontaine Crescent Fort McMurray Alberta

\$279,900

Welcome to 8-140 Fontaine Crescent: This stunning townhouse offers low-maintenance living with luxury finishes, nestled in one of downtown's prettiest neighbourhoods. With an open floor plan, two spacious bedrooms each with ensuite bathrooms, an attached 26x20 heated garage, and a covered back patio with scenic views of the tree line. Fontaine Crescent is a quiet and charming area, surrounded by picturesque trails and parks. It is conveniently located near Keyano College, downtown amenities, and offers easy access to the highway. The bright and open floor plan is warm and welcoming, featuring a dining room overlooking the front garden and engineered hardwood floors throughout the main living space. The kitchen is the heart of the home with creamy off-white cabinets, granite countertops, built-in appliances, and a long peninsula perfect for cooking, hosting, and entertaining. The living room is equipped with a wall-mounted electric fireplace, and a two-piece powder room is conveniently located nearby. The covered back deck, finished with Duradeck for low maintenance and longevity, provides a peaceful setting with serene views. The second level offers privacy with two generously sized bedrooms, each with a large closet and a four-piece ensuite bathroom. A storage closet and laundry facilities are located between the bedrooms for convenience. The lower level features a professionally completed office space with a built-in Murphy bed and in-floor heating, making it an excellent guest bedroom or versatile space for a family room, games room, or additional storage. The garage is impressive in size, with a new gas heater, hot and cold taps, and extra storage space. Equipped with central A/C and Hot Water on Demand, this luxury townhouse is ready for immediate possession and is perfect for working professionals, a mature couple, or singles looking for a space to call their own...

4pc Bathroom 7.58 Ft x 7.17 Ft

4pc Bathroom 11.58 Ft x 5.00 Ft

Bedroom 11.58 Ft x 13.25 Ft

Primary Bedroom 15.33 Ft x 13.42 Ft

Den 16.25 Ft x 11.42 Ft

2pc Bathroom 5.17 Ft x 4.75 Ft

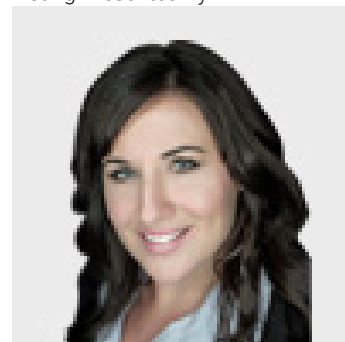
Family room 14.00 Ft x 12.00 Ft

Kitchen 15.33 Ft x 9.50 Ft

Living room 18.92 Ft x 11.33 Ft

Furnace 2.58 Ft x 6.92 Ft

Listing Presented By:



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The Agency North Central Alberta

<http://www.theagencyfortmcmurray.com/>

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