



# 140 Silica Place Fort McMurray Alberta

\$369,900

Welcome to 140 Silica Place: This bright and spacious 3 bed 2 bath bungalow is ready for immediate possession featuring a detached 28x22 garage, New Appliances, a New Hot Water Tank, New Flooring, New Baseboards, New Trim and Fresh Paint throughout. We begin in the front living room where large windows and white paint on the walls lend themselves to the light and airy feel of the home. Next we find ourselves in the kitchen where you'll discover brand new stainless steel appliances (2023), warm coloured cabinets with black hardware and an abundance of storage and counter space. The dining room is host to a modern chandelier and luxury vinyl plank floors and offers access to the backyard for easy indoor outdoor entertaining and dining. Continuing with the modern aesthetic you'll find the interior doors have been painted black, and new carpet is found in all three bedrooms upstairs (2023). The first bathroom has a great size soaker tub and the primary bedroom is complete with a 3pc ensuite bathroom. The lower level of the home is currently undeveloped and awaits your ideas with endless possibilities of what you can turn this space into. Into the backyard you'll find your future summer oasis. New weeping tile surrounds the home professionally installed by Parker Drainage along with gravel to replace the clay in the ground. Parking for 2 plus extra storage space can be found in the oversized detached garage and the driveway is long enough to store another 3 vehicles or your recreational toys. Schedule a tour today! (id:6769)

- Other 40.67 Ft x 26.67 Ft
- 3pc Bathroom 8.08 Ft x 4.92 Ft
- 4pc Bathroom 8.08 Ft x 6.42 Ft
- Bedroom 11.50 Ft x 11.83 Ft
- Bedroom 8.33 Ft x 11.83 Ft

- Dining room 12.92 Ft x 9.92 Ft
- Kitchen 20.50 Ft x 12.25 Ft
- Living room 15.00 Ft x 3.00 Ft
- Living room 18.58 Ft x 14.25 Ft
- Primary Bedroom 12.00 Ft x 11.92 Ft

Listing Presented By:



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The Agency North Central Alberta

<http://www.fmhomes.ca/>



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