



# 143 Laffont Way Fort McMurray Alberta

\$539,900

Welcome to 143 Laffont Way! A meticulously maintained 3 bedroom, 3.5-bathroom home offering 1,600 sqft of living space on a generous 5,000 sqft lot in the convenient Timberlea neighborhood. Crafted by a builder himself, this home features unique updates and high-end features, perfect for family living and entertaining. As you enter the foyer, you are welcomed by bright natural light leading into the living and kitchen area. The kitchen is equipped with granite countertops, sit-up island, and pantry. Main floor laundry, in-floor heating, and a powder room with sensor lighting for easy convenience. Custom crown molding complements the main level along with wide plank flooring seamlessly tying into the solid wood staircase leading to the upper level where you will find three spacious bedrooms and two full baths. The primary suite offers a gas fireplace with custom woodwork to make every night relaxing and cozy! Adding ambient lighting above the trim, a 3-piece bathroom, walk-in closet AND oversized balcony for all those peaceful morning coffees! The basement welcomes you with intricate details including custom maple cabinetry in the spacious wet bar with granite countertops, in-floor heating, another gas fireplace, and a luxurious walk-in slate steam shower to really maximize your comfort level! We aren't done yet! Heading into the garage you will be amazed with all it has to offer, this garage is unmatched, featuring stamped concrete flooring, slate stairs into the home, wall-to-wall custom maple cabinetry with soft-closing doors, in-floor heating, a floor drain, hot/cold water taps, and custom LED lighting. It truly is a unique find! Lastly, the outdoor oasis calls! complete with hot and cold water taps ready for an outdoor kitchen setup, perfect for summer gatherings! It features a partially covered custom slate deck and a fire pit patio area. This meticulously cr...

3pc Bathroom 9.42 Ft x 6.83 Ft

4pc Bathroom 9.67 Ft x 5.00 Ft

Bedroom 9.67 Ft x 9.75 Ft

Bedroom 10.75 Ft x 12.58 Ft

Primary Bedroom 14.42 Ft x 16.17 Ft

3pc Bathroom 10.50 Ft x 5.92 Ft

Recreational, Games room 27.92 Ft x 11.17 Ft

Furnace 9.67 Ft x 7.42 Ft

2pc Bathroom 5.67 Ft x 4.75 Ft

Dining room 13.33 Ft x 7.42 Ft

Foyer 9.67 Ft x 8.00 Ft

Kitchen 13.33 Ft x 9.67 Ft

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

Listing Presented By:



Originally Listed by:  
EXP REALTY

**RE/MAX**

**RE/MAX Fort McMurray**

9919 Biggs Avenue , Fort  
McMurray, AB,

Phone: 780-880-7173  
jadenek@remax.net

Other 9.83 Ft x 6.75 Ft

Living room 15.75 Ft x 12.50 Ft