

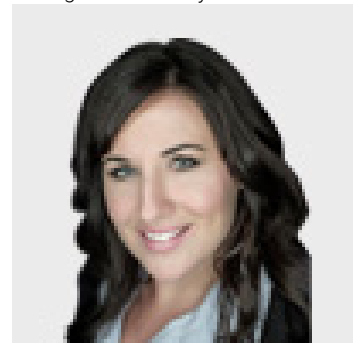


# 149 Kennedy Crescent Fort McMurray Alberta

\$489,900

Welcome to 149 Kennedy Crescent, a beautifully maintained bungalow nestled in the heart of the family-friendly Dickinsfield neighbourhood of Fort McMurray. Perfectly situated just steps from the scenic Birchwood Trails and fantastic elementary schools, this home offers a wonderful blend of comfort, convenience, and community charm. As you step inside, you'll be greeted by a bright and cozy living room featuring a charming fireplace, creating the perfect spot for family gatherings or quiet evenings at home. The timeless kitchen boasts full-height oak cabinetry and sleek stainless steel appliances, providing ample space for meal prep and family dinners at the adjacent full-sized dining space. With three spacious bedrooms on the main floor, including a primary with a full ensuite bathroom, there's plenty of room for everyone to enjoy their own private space. Downstairs, the fully developed basement adds even more living area with two additional bedrooms, a third full bathroom, and a large, welcoming family/rec room. The basement's large windows offer full egress, ensuring safety and plenty of natural light. Outdoor living is just as inviting, with a mostly fenced backyard offering Western-facing exposure—perfect for soaking up the afternoon and evening sun. The expansive driveway leads to an oversized 24x24 heated garage with built-in shelving, providing excellent storage and workspace for all your family's needs. Recent updates, including new shingles in 2022, a new hot water tank in 2023, and all-new windows (excluding the living room) installed in 2023, offer added value and peace of mind. Set in a vibrant community with easy access to outdoor recreation, shopping, and schools, this home is ideally suited for families looking to settle into a warm and welcoming neighbourhood. Don't miss the chance to make 149 Kennedy Crescent your new family home—schedule your priv...

Listing Presented By:



Originally Listed by:  
EXP REALTY



**RE/MAX Fort McMurray**

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Bedroom 12.83 Ft x 12.00 Ft

Bedroom 12.83 Ft x 12.08 Ft

4pc Bathroom 9.33 Ft x 6.50 Ft

Furnace 12.67 Ft x 9.25 Ft

Recreational, Games room 32.00 Ft x 27.67 Ft

Living room 13.33 Ft x 15.67 Ft

Kitchen 11.08 Ft x 17.25 Ft

4pc Bathroom 5.00 Ft x 8.00 Ft

4pc Bathroom 5.17 Ft x 10.08 Ft

Primary Bedroom 10.67 Ft x 13.42 Ft

Bedroom 12.50 Ft x 9.50 Ft

Bedroom 12.50 Ft x 9.50 Ft

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

Dining room 9.75 Ft x 13.00 Ft