



# 177 Sifton Avenue Fort McMurray Alberta

\$479,900

Welcome home with this well kept Gem located in the desirable neighborhood of Thickwood. This spacious bi-level residence offering 3 Bedrooms Upstairs, 3 Bedrooms Downstairs you will have no problem finding a room for guest. Bright and Airy Living Spaces, Cozy Dining Area and don't worry about the major items with this home they're all new. Roof Replacement (2023), Fence Installation (2022), New Deck (2023), Freshly Painted Siding (2023) New Furnace Installed (2018) New Garage Heater (2022) Upgraded Windows and Doors (2020) Hot Water Tank (2018) Situated in the heart of Thickwood, this home offers convenient access to various amenities including schools, parks, shopping centers, restaurants, and recreational facilities. With easy access to major roads and highways, commuting to downtown and other parts of the city is a breeze. Don't miss out on this fantastic opportunity to own a meticulously maintained home in one of Thickwood's most sought-after neighborhoods. Schedule your viewing today and make this your forever home! (id:6769)

- 4pc Bathroom 2.44 M x 1.52 M
- Bedroom 3.48 M x 3.15 M
- Bedroom 3.86 M x 3.12 M
- Kitchen 3.56 M x 4.62 M
- Other 3.96 M x 1.37 M
- Office 3.48 M x 1.75 M
- Recreational, Games room 4.95 M x 5.44 M
- Furnace 3.45 M x 3.45 M

- 3pc Bathroom 1.52 M x 2.36 M
- 5pc Bathroom 2.79 M x 2.26 M
- Bedroom 3.38 M x 2.95 M
- Bedroom 3.38 M x 2.64 M
- Dining room 4.50 M x 2.87 M
- Kitchen 4.39 M x 4.47 M
- Living room 4.45 M x 5.18 M
- Primary Bedroom 4.09 M x 3.35 M

Listing Presented By:



Originally Listed by:  
EXP REALTY



**RE/MAX Fort McMurray**

9919 Biggs Avenue, Fort McMurray, AB,

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