



201 Ward Crescent Fort McMurray Alberta

\$675,000

Welcome to your dream home in Parson Creek, boasting a prime location near elementary schools, parks, walking trails, and serene ponds. Situated on a quiet street with friendly neighbors, this truly unique property offers an extraordinary living experience with over 3200+ SQFT OF FINISHED LIVING SPACE with 7 BEDROOMS AND 3 1/2 BATHROOMS. Step inside and admire the entranceway, featuring soaring ceilings and a stunning staircase with rod-iron railing, bathed in abundant natural light. The main floor is thoughtfully designed, offering versatility with TWO ADDITIONAL ROOMS perfect for bedrooms, a home office, or playrooms. These two rooms share a two way gas fireplace giving a cozy ambiance no matter where you are. The spacious LIVING ROOM HAS BEEN BUILT OUT AND EXTENDED for enhanced functionality, featuring a cozy corner fireplace and lots of windows adding natural light. This additional space truly makes this home one of a kind. The kitchen is a chef's delight, boasting ample storage, granite countertops, stainless steel appliances, and a large island for effortless meal preparation. Main floor laundry and a mudroom add convenience to everyday living. Upstairs, discover two spare bedrooms, a full bath, and an impressive primary bedroom spanning over 200sqft, complete with a walk-in closet and a spa-like ensuite featuring a stand-up shower, jetted tub, modern tile, and upgraded fixtures. The fully developed basement offers even more living space with a 2-BEDROOM LEGAL SUITE, featuring a separate SIDE ENTRANCE, ADDITIONAL INSULATION FOR SOUNDPROOFING, a full kitchen with ample storage, a spacious dining area, and a comfortable living room flooded with natural light. With its own laundry and storage, this suite provides excellent rental potential or extra space for extended family. Outside, entertain in style on the deck with a pergola, overlooking the low-maintenance ...

4pc Bathroom 10.08 Ft x 4.83 Ft

4pc Bathroom 10.00 Ft x 12.17 Ft

Bedroom 10.08 Ft x 11.83 Ft

Bedroom 11.17 Ft x 11.83 Ft

Primary Bedroom 12.00 Ft x 20.00 Ft

Kitchen 10.92 Ft x 15.25 Ft

Recreational, Games room 12.42 Ft x 19.08 Ft

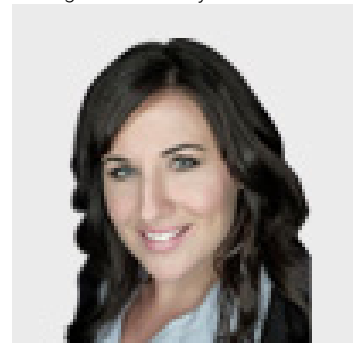
2pc Bathroom 5.00 Ft x 4.92 Ft

Bedroom 9.83 Ft x 11.08 Ft

Dining room 10.00 Ft x 7.50 Ft

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Listing Presented By:



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RE/MAX

RE/MAX Fort McMurray

9919 Biggs Avenue , Fort McMurray, AB,

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

4pc Bathroom 9.92 Ft x 4.83 Ft

Bedroom 12.42 Ft x 11.75 Ft

Bedroom 9.92 Ft x 12.50 Ft

Dining room 6.25 Ft x 5.75 Ft

Laundry room 6.42 Ft x 7.00 Ft

Family room 14.50 Ft x 20.42 Ft

Bedroom 12.08 Ft x 13.58 Ft

Other 9.08 Ft x 5.50 Ft