



221 Rainbow Creek Drive Fort McMurray Alberta

\$274,900

Welcome to 221 Rainbow Creek Drive; With charming curb appeal and a welcoming exterior while being centrally located in the heart of Timberlea within walking distance to schools, parks, and bus stops, this home offers a fantastic opportunity for future homeowners to make it their own. The main floor boasts a bright, open-concept kitchen, living, and dining area, designed for easy entertaining and great sight lines. You'll also find the convenience of main-floor laundry and a discreetly tucked-away powder room. Upstairs, you'll find three good sized bedrooms, including the primary that features a walk-in closet and is prepped for a four piece ensuite bathroom, allowing you to customize it to your liking. The two additional bedrooms each have hardwood flooring and crown molding throughout and large closets. A second full 4-piece bathroom completes this level. A separate entrance leads to a partially developed basement, offering two spacious bedrooms, a cozy family room with plumbing roughed in for a wet bar, its own laundry, and a 4-piece bathroom. This flexible space is ideal for guests, extended family, or can be further developed into a suite to generate rental income. Additional highlights include central air conditioning, a rear deck for outdoor relaxation, and ample parking for all your needs. Don't miss the opportunity--schedule your tour today! (id:6769)

4pc Bathroom 8.58 Ft x 4.92 Ft

Bedroom 10.58 Ft x 12.92 Ft

Bedroom 9.92 Ft x 12.17 Ft

4pc Bathroom 8.67 Ft x 8.17 Ft

Primary Bedroom 11.92 Ft x 15.08 Ft

4pc Bathroom 8.00 Ft x 5.00 Ft

Bedroom 10.75 Ft x 12.08 Ft

Bedroom 11.17 Ft x 14.83 Ft

Family room 16.50 Ft x 19.67 Ft

Furnace 9.08 Ft x 3.75 Ft

2pc Bathroom 5.25 Ft x 5.08 Ft

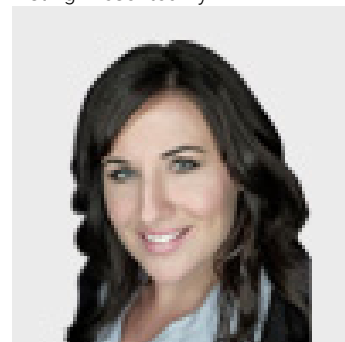
Dining room 12.00 Ft x 13.67 Ft

Kitchen 11.42 Ft x 10.83 Ft

Laundry room 3.83 Ft x 8.83 Ft

Living room 12.08 Ft x 16.83 Ft

Listing Presented By:



Originally Listed by:
The Agency North Central Alberta

RE/MAX

RE/MAX Fort McMurray

9919 Biggs Avenue, Fort
McMurray, AB,

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