



## 279 Warren Road Fort McMurray Alberta

\$749,999

Captivating home In Wood Buffalo! Welcome to 279 Warren Road, boasting over 1900+ square feet of luxury living space. Step inside and be greeted by a very spacious foyer, that also features built in seating with a cushioned seat, storage and hooks for your coats and bags to hang. The foyer also has access to the over size heated double car garage, the main floor laundry room, and a 2 pc bathroom that you enter through a beautiful barn door. You then enter into the living room area that is bathed in natural light from its cathedral ceilings with floor-to-ceiling windows, accentuating the elegance of the space, with a floor-to-ceiling tiled fireplace that serves as a stunning focal point of the home. The living room is open to the gorgeous kitchen which is truly a chef's dream, featuring granite countertops, a sizable island with a double sink and seating, and a two-toned design complemented by ample counter and cupboard space and a pantry, for all your culinary and entertaining needs! Going up the grand staircase, you can retreat to the master suite, where luxury knows no bounds. Indulge in the stunning en-suite that features dual sinks, a soaker tub nestled within a massive stand-up shower, offering the ultimate relaxation experience! We cannot forget about the walk-in closet that features built in shelving and has plenty of space for all of your clothes and shoes! Upstairs features two additional bedrooms, a 4 pc bathroom, and incredible views of the living area of the home. Downstairs is fully developed with an additional bedroom, 3 pc bathroom, great sized rec room, in-floor heating, and a wet bar that is the perfect hang out spot. Outside you can entertain in style on the large back deck that is the length of the home that is complete with a gas hook-up for your bbq and mosquito netting so you can really enjoy the summer evenings outdoors. Nestled in the heart ...

4pc Bathroom 7.25 Ft x 7.58 Ft

5pc Bathroom 13.58 Ft x 11.58 Ft

Bedroom 10.83 Ft x 14.08 Ft

Bedroom 11.75 Ft x 10.25 Ft

Primary Bedroom 12.00 Ft x 16.58 Ft

Other 6.92 Ft x 11.17 Ft

Recreational, Games room 30.75 Ft x 18.17 Ft

Furnace 12.75 Ft x 10.75 Ft

2pc Bathroom 7.42 Ft x 3.00 Ft

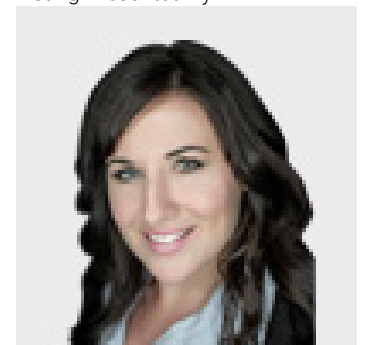
Dining room 11.58 Ft x 7.00 Ft

Foyer 9.33 Ft x 7.25 Ft

Kitchen 18.50 Ft x 13.25 Ft

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Listing Presented By:



Originally Listed by:  
EXP REALTY

# RE/MAX<sup>®</sup>

**RE/MAX Fort McMurray**

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3pc Bathroom 4.83 Ft x 10.17 Ft

Other 11.50 Ft x 4.92 Ft

Bedroom 10.33 Ft x 12.67 Ft

Laundry room 10.25 Ft x 6.92 Ft

Living room 15.42 Ft x 15.25 Ft