



97 Wilson Drive Fort McMurray Alberta

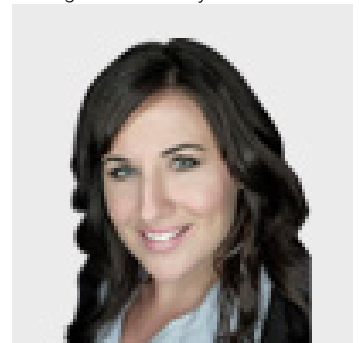
\$269,900

Experience the charm of this spacious end-unit townhouse in the well-managed community of Wood Buffalo. This fully developed home boasts 4 bedrooms and 3.5 bathrooms. The spacious, bright living area features a cozy gas fireplace and provides access onto a huge deck overlooking a peaceful greenbelt with no neighbours behind you (hello sunsets on the deck)! On the second floor, the kitchen and dining area are beaming with natural light from the large windows. The kitchen is equipped with an abundance of well maintained oak cabinetry, an eatup island, and a sizeable dining area. The private master bedroom, located on its own floor, offers a serene view of the treeline and a spacious 4-piece ensuite. Two additional bedrooms with high ceilings and a full bath complete the top floor. The fully developed basement includes an additional bedroom with its own bathroom, and a laundry room with additional storage capabilities. Beat the heat with central air conditioning! The 11x19 single attached garage provides sufficient parking space with storage along the back. Located close to the Fort McMurray Golf Course, Water Park, public transit and walking trails, this home provides a balance between lifestyle and affordable living. This well managed complex offers exceptional value with condo fees at \$513.52/month which include exterior insurance, garbage and snow removal, professional management and reserve fund contributions. Do a virtual walkthrough at the click of a button, and call to book your viewing today! (id:6769)

2pc Bathroom 7.25 Ft x 7.33 Ft
Dining room 12.42 Ft x 12.25 Ft
3pc Bathroom 7.67 Ft x 6.17 Ft
Bedroom 13.92 Ft x 10.50 Ft
Furnace 3.42 Ft x 9.50 Ft
Foyer 7.58 Ft x 12.00 Ft

Living room 23.08 Ft x 14.83 Ft
4pc Bathroom 8.17 Ft x 4.92 Ft
4pc Bathroom 7.33 Ft x 7.25 Ft
Bedroom 10.25 Ft x 15.17 Ft
Bedroom 9.42 Ft x 11.17 Ft
Primary Bedroom 15.17 Ft x 14.33 Ft

Listing Presented By:



Originally Listed by:
EXP REALTY

RE/MAX[®]

RE/MAX Fort McMurray

9919 Biggs Avenue, Fort
McMurray, AB,

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