



THE
A-TEAM

**RE/MAX
FIRST**

205 ELM Street, Fort McMurray T9K 0K1

MLS®#: **A2138690**

Area: **Timberlea**

Listing Date: **06/05/24**

List Price: **\$599,900**

Status: **Active**

County: **Wood Buffalo**

Change: **-\$30k, 23-Jun**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Fort McMurray**
Year Built: **2008**

Finished Floor Area
Abv Sqft: **1,420**
Low Sqft:
Ttl Sqft: **1,420**

Lot Information

Lot Sz Ar: **5,541 sqft**
Lot Shape:

DOM

103
Layout
Beds: **5 (3 2)**
Baths: **3.0 (3 0)**
Style: **Bi-Level**

Parking

Ttl Park: **2**
Garage Sz: **2**

Access:

Lot Feat: **Back Yard,Gazebo,Front Yard,Garden,Interior Lot,Landscaped,Street Lighting,Private,Rectangular Lot**
Park Feat: **Double Garage Attached,Driveway**

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Forced Air,Natural Gas**
Sewer:
Ext Feat: **Dog Run,Private Yard**

Construction: **Concrete,Vinyl Siding**
Flooring: **Ceramic Tile,Hardwood,Laminate**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Electric Stove,Microwave Hood Fan,Refrigerator,Washer/Dryer**
Int Feat: **Bookcases,Closet Organizers,Crown Molding**
Utilities:

Room Information

Room	Level	Dimensions
4pc Bathroom	Main	9`1" x 4`11"
3pc Ensuite bath	Main	6`0" x 8`6"
Dining Room	Main	8`7" x 14`8"
Kitchen	Main	9`2" x 17`1"
Bedroom - Primary	Main	15`11" x 15`2"
3pc Bathroom	Basement	11`1" x 7`2"
Bedroom	Basement	14`8" x 13`0"

Room	Level	Dimensions
Bedroom	Main	15`3" x 9`6"
Bedroom	Main	11`8" x 9`2"
Entrance	Main	11`4" x 7`1"
Living Room	Main	14`10" x 18`3"
Walk-In Closet	Main	9`1" x 5`6"
Bedroom	Basement	12`11" x 12`7"
Game Room	Basement	16`1" x 31`4"

