



THE A-TEAM

RE/MAX FIRST

129 DIEFENBAKER Drive, Fort McMurray T9K 2J6

MLS@#: A2169461 Area: Timberlea Listing: 09/30/24 List Price: \$424,900
Status: Active County: Wood Buffalo Change: -\$5k, 12-Nov Association: Fort McMurray



General Information

Prop Type: Residential Sub Type: Detached City/Town: Fort McMurray Year Built: 2001 Lot Sz Ar: 3,560 sqft Lot Shape:
Finished Floor Area: Abv Sqft: 811 Low Sqft: Ttl Sqft: 811

DOM

82 Layout Beds: 5 (2 3) Baths: 2.0 (2 0) Style: Bi-Level

Parking

Ttl Park: 3 Garage Sz: 2

Access: Lot Feat: Back Lane, Back Yard, Standard Shaped Lot Park Feat: Double Garage Detached, Off Street

Utilities and Features

Roof: Asphalt Shingle Heating: Forced Air, Natural Gas Sewer: Other Ext Feat: Other Construction: Vinyl Siding Flooring: Vinyl Water Source: Fnd/Bsmt: Poured Concrete

Kitchen Appl: Dishwasher, Dryer, Refrigerator, Stove(s), Washer Int Feat: Open Floorplan, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s) Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like Living Room, Kitchen, Bathroom, Game Room, etc.

Legal/Tax/Financial

Title:  
**Fee Simple**  
Legal Desc:

**0023829**

Zoning:  
**R1S**

Remarks

Pub Rmks:

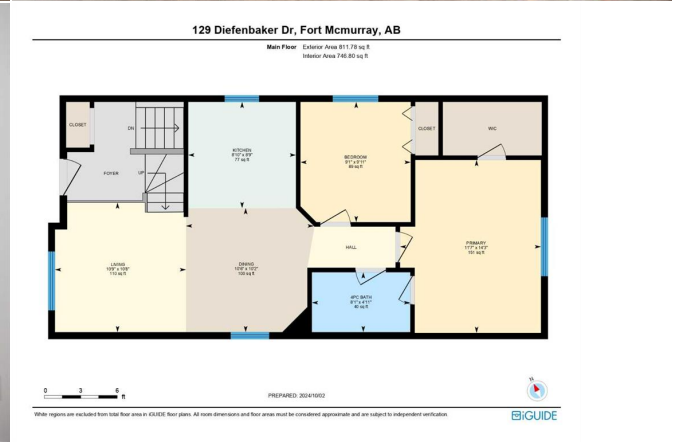
**Welcome to 129 Diefenbaker Drive, a beautifully remodelled 5-bedroom home with 2 full bathrooms that offers modern living at an unbeatable price. From the moment you step inside, you'll be captivated by the luxury vinyl plank flooring and the sleek, deep-toned railings, complemented by elegant lighting throughout. The home boasts a chic and cohesive colour palette, creating a warm and inviting atmosphere. Upstairs, the vaulted ceilings and abundant natural light enhance the spaciousness of the open-concept living, kitchen, and dining areas. The kitchen is an absolute dream, featuring sophisticated two-tone cabinetry, quartz countertops, a stylish backsplash, and updated stainless steel appliances. The living and dining spaces are perfectly designed for both everyday living and entertaining, with updated light fixtures tying the aesthetic together beautifully. This level also houses two bedrooms, including the primary bedroom, which features a striking feature wall and a large walk-in closet. A modern 4-piece bathroom completes this main floor. The fully finished basement offers three additional generously sized bedrooms and a stylish 4-piece bathroom that mirrors the high-end finishes found throughout the home. The fully fenced backyard is perfect for entertaining, while the double detached garage and off-street parking provide ample vehicle space. Situated in a prime location near schools, parks, walking trails, and all amenities, this home is ideal for families seeking style, comfort, and convenience. Don't miss your chance to make this stunning, turnkey home yours! Check out the photos, floor plans and 3D tour, and call today to book your personal viewing.**

Inclusions:  
Property Listed By:

**Refrigerator, Stove, Dishwasher, Washer, and Dryer.**  
**ROYAL LEPAGE BENCHMARK**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (780) 804-4800**









**129 Diefenbaker Dr, Fort McMurray, AB**

Basement (Below Grade) Exterior Area 807.33 sq ft  
Interior Area 602.28 sq ft



0 3 6 ft

PREPARED: 2024/10/02



Walls, regions and fixtures from this floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



