

\$619,900 - 371 Fireweed Crescent, Fort McMurray

MLS® #A2221800

\$619,900

4 Bedroom, 4.00 Bathroom, 1,864 sqft

Residential on 0.12 Acres

Timberlea, Fort McMurray, Alberta

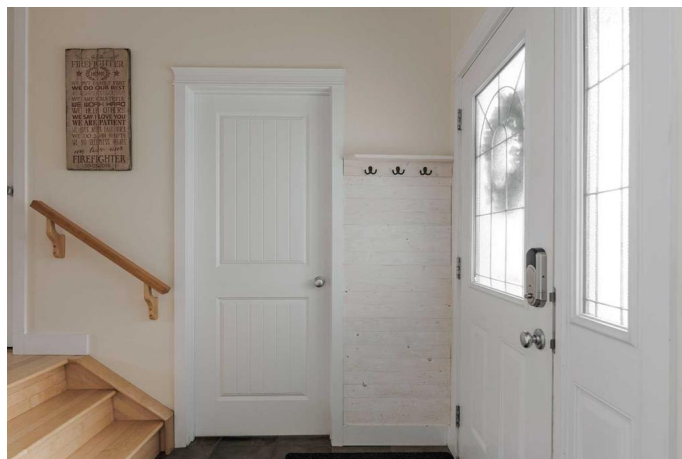
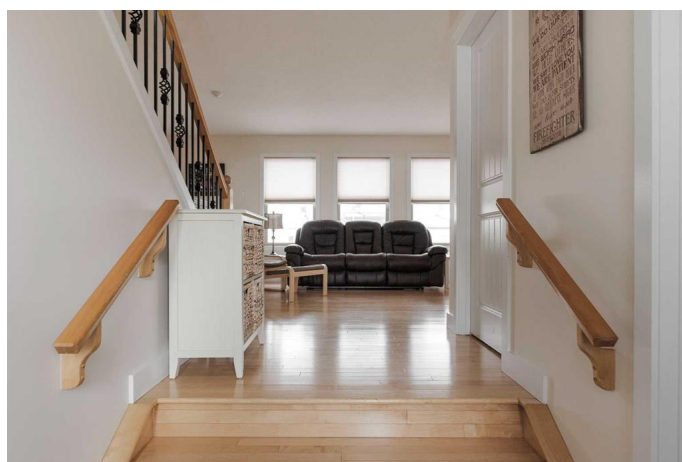
Comfortable and practical living come together in this thoughtfully laid-out home, where warm tones and classic finishes create a welcoming atmosphere. The dedicated kitchen, outfitted with custom maple cabinetry, stainless steel appliances, and a walk-in pantry, opens to the adjacent dining area with a patio door inviting you outdoors. Rich maple hardwood flows through the main floor, accented by a tri-sided fireplace that defines the living and dining rooms. Newly installed wide plank luxury vinyl adds continuity and durability on the upper level, where a light-filled bonus room offers versatile space for family living. The serene primary suite includes a walk-in closet and spa-inspired ensuite with jetted tub and custom rain shower, while two additional bedrooms and a four-piece bath complete the upper level. A separate-entrance to the one-bedroom suite (final permits in progress to make it legal) with kitchen, living area, 4 piece bathroom and large bedroom, is built on an ICF foundation with approved engineered plans in place. Central A/C, 2 furnaces, a heated finished double garage, and a fully fenced, west facing backyard and just steps away from gorgeous trails make this move-in ready home the perfect choice.

Built in 2008

Essential Information

MLS® #

A2221800



Price	\$619,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,864
Acres	0.12
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	371 Fireweed Crescent
Subdivision	Timberlea
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 0J6

Amenities

Parking Spaces	6
Parking	Double Garage Attached, Driveway, Off Street
# of Garages	2

Interior

Interior Features	Central Vacuum, Closet Organizers, High Ceilings, Separate Entrance, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, See Through, Three-Sided
Has Basement	Yes
Basement	Exterior Entry, Full, Suite

Exterior

Exterior Features	Storage
Lot Description	Back Yard, Dog Run Fenced In, Front Yard, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Concrete, Mixed, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 21st, 2025
Days on Market	11
Zoning	R1

Listing Details

Listing Office	COLDWELL BANKER UNITED
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.