



**109 Card Crescent
Fort McMurray, Alberta**

MLS # A2286769

\$240,000



| | | | |
|------------------|---|---------------|-------------------|
| Division: | Timberlea | | |
| Type: | Residential/Manufactured House | | |
| Style: | Acreage with Residence, Modular Home | | |
| Size: | 1,528 sq.ft. | Age: | 2016 (10 yrs old) |
| Beds: | 4 | Baths: | 2 |
| Garage: | Front Drive, Off Street | | |
| Lot Size: | 0.10 Acre | | |
| Lot Feat: | Back Yard, City Lot, Front Yard, Landscaped, Rectangular Lot, Street Lighting | | |

| | | | |
|--------------------|---|--|--|
| Heating: | Floor Furnace, Natural Gas | | |
| Floors: | Vinyl | | |
| Roof: | Asphalt | | |
| Basement: | None | | |
| Exterior: | Vinyl Siding | | |
| Foundation: | Piling(s) | | |
| Features: | Closet Organizers, Jetted Tub, Kitchen Island, Laminate Counters, Open Floorplan, Pantry, Walk-In Closet(s) | | |
| Inclusions: | as is, where is | | |

Home Sweet Home! Tucked away in Timberlea, this FOUR BEDROOM, TWO BATHROOM home has tons to offer! With vaulted ceilings and large windows this beautiful home is bright and spacious. The main floor area offers an open concept living room and eat-in kitchen with tons of cabinets and counter space with a huge island and walk-in pantry. The primary bedroom boasts a walk-in closet and 4 piece en-suite with jetted tub. On the opposite end of the house you will find the 3 additional bedrooms, so there is room to grow. Outside there is a good sized fenced and landscaped yard. Property sold "as is, where is"