



177 Beaton Place
Fort McMurray, Alberta

MLS # A2131034



\$669,000

Division:	Timberlea		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,643 sq.ft.	Age:	1996 (28 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Detached, Off Street		
Lot Size:	0.22 Acre		
Lot Feat:	Lawn, Garden, Gentle Sloping, No Neighbours Behind, Landscaped, Private,		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Wood Frame	Zoning:	R1
Foundation:	Wood	Utilities:	-
Features:	Built-in Features, French Door, Quartz Counters		

Inclusions: N/A

Welcome to your dream home! Nestled in the heart of Timberlea, this meticulously renovated two-story home offers the perfect blend of modern comfort and timeless charm. As you step inside, this beautifully renovated home, you’re greeted with tall soaring ceilings and open spaces. The newly renovated kitchen is complete with state-of-the-art appliances, sleek countertops, and generously ample storage space. The modern layout brilliantly connects flows from the kitchen to the spacious living area, making it ideal for entertaining guests or enjoying family favorite meals. Cozy nights with family by the gas fire place located in the sunken living room are sure to be a cherished experience. Large windows throughout flood the home with natural light, creating a warm and inviting atmosphere. Upstairs, you'll find 3 bedrooms, including a luxurious master suite with a private ensuite bathroom. But the true highlight of this property lies outside. Step onto the expansive back deck and envision yourself hosting summer barbecues or simply relaxing and enjoying the serene surroundings. The large yard provides plenty of space for outdoor activities, gardening, or even adding a pool. And let’s not forget about the dream garage! Whether you're a car enthusiast, DIY hobbyist, or just in need of extra storage space, the oversized garage with tall ceiling offers endless possibilities! Use it for recreation AND storage! Located in a highly desirable neighborhood close to shopping, schools, and shopping amenities, this home truly has it all. Don't miss your chance to make it yours – schedule a showing today and start envisioning your future in this stunning renovated home!