

\$299,900 - 242 Carteret Drive, Fort McMurray

MLS® #A2265281

\$299,900

3 Bedroom, 2.00 Bathroom, 820 sqft

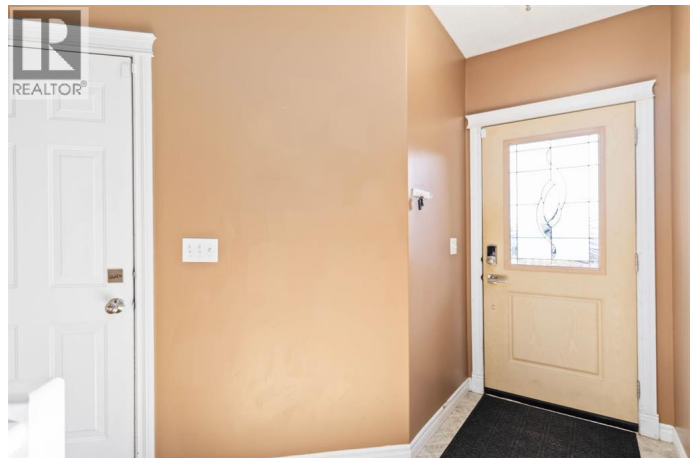
Single Family on 0.07 Acres

Timberlea, Fort McMurray, Alberta

IMMEDIATE POSSESSION AVAILABLE!

Welcome to 242 Carteret Drive, a charming and thoughtfully designed home that checks all the boxes. From the moment you arrive, you'll appreciate the WIDE DRIVEWAY with space for two vehicles and the INVITING FRONT YARD. A STONE PATIO offers the perfect spot for summer get-togethers, while the SPACIOUS FRONT DECK is ideal for your morning coffee or an evening read. Step inside and you're greeted by a BRIGHT OPEN-CONCEPT LIVING AND DINING AREA that feels instantly welcoming. The KITCHEN is perfectly sized and equipped with STAINLESS STEEL APPLIANCES. The PRIMARY BEDROOM features a WALK-IN CLOSET and a FULL DOUBLE-VANITY BATH that can serve as a shared space or easily be closed off for a private ensuite. The FULLY FINISHED BASEMENT feels nothing like a basement. It offers a cozy REC ROOM WITH GAS FIREPLACE, TWO LARGE BEDROOMS, a GENEROUS LAUNDRY AREA, and plenty of EXTRA STORAGE. Enjoy a HEATED GARAGE with overhead storage, a FULLY FENCED AND PRIVATE BACKYARD, a SHED FOR ADDITIONAL STORAGE, and CENTRAL A/C for year-round comfort.

Updates include a NEW FRIDGE, WASHER AND DRYER, and HOT WATER TANK, plus NO CONDO FEES to worry about. Located in a PRIME FAMILY-FRIENDLY AREA, you're just steps to the BUS STOP and minutes from SCHOOLS, PARKS, PLAYGROUNDS, and



the ATHLETIC PARK. This is a WELL-LOVED,
MOVE-IN READY HOME that offers comfort,
space, and convenience all in one. Call now!
(id:6289)

Built in 2005

Essential Information

Listing #	A2265281
Price	\$299,900
Bedrooms	3
Bathrooms	2.00
Square Footage	820
Acres	0.07
Year Built	2005
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	242 Carteret Drive
Subdivision	Timberlea
City	Fort McMurray
Province	Alberta
Postal Code	T9K2V8

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	PVC window
Parking Spaces	3
Parking	Attached Garage, Other, Parking Pad, Street
# of Garages	1

Interior

Appliances	Refrigerator, Dishwasher, Microwave, Washer & Dryer
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1

# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped, Lawn
Foundation	Poured Concrete

Listing Details

Listing Office	ROYAL LEPAGE BENCHMARK
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