# \$449,000 - 128 Ermine Crescent, Fort McMurray

MLS® #A2214423

### \$449,000

4 Bedroom, 2.00 Bathroom, 1,063 sqft Residential on 0.14 Acres

Thickwood, Fort McMurray, Alberta

Welcome to 128 Ermine Crescent, Where Absolute Serenity Meets everyday Convenience! Nestled on a spacious 6,050 sq ft greenbelt lot backing directly onto the breathtaking Birchwood Trails, this home offers the peaceful lifestyle you've been dreaming of. Located in the highly sought-after neighborhood of Thickwood, this property is ideal for families, nature lovers, and anyone looking for a blend of privacy and accessibility.

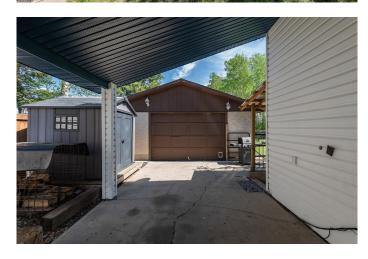
This charming bungalow features 4 spacious bedrooms and 2 fully upgraded bathrooms, offering plenty of room for the growing family. The main floor boasts beautiful wood flooring throughout, a bright and open retro-style kitchen with a huge island, and a cozy wood-burning fireplace perfect for chilly evenings. The primary bedroom offers direct access to the back deck and panoramic greenbelt views.

Downstairs, the fully developed basement includes a massive rec room, a full second kitchen, a wood stove, a renovated bathroom, a den, and a separate walkout entrance leading to a concrete patioâ€"ideal for extended family, guests, or potential rental income. This home also offers a heated double detached garage, RV parking, and a huge carport, providing ample space for all your vehicles and toys.

Outside, enjoy your private backyard oasis







complete with a fire pit, garden area, newer fencing, and unbeatable views. The 84 ft driveway can easily accommodate up to 6 vehicles, making it perfect for families with multiple cars or hosting guests. Plus, you're just minutes from top-rated schools, bus stops, the dog park, and all the amenities at Stone Creek Landing.

Don't miss this rare opportunity to own a true greenbelt gem in one of Fort McMurray's most desirable areas!

Built in 1979

#### **Essential Information**

MLS® # A2214423 Price \$449.000

Bedrooms 4
Bathrooms 2.00

Full Baths 2

Square Footage 1,063 Acres 0.14

Year Built 1979

Type Residential
Sub-Type Detached
Style Bi-Level
Status Active

## **Community Information**

Address 128 Ermine Crescent

Subdivision Thickwood

City Fort McMurray
County Wood Buffalo

Province Alberta
Postal Code T9H 4M6

#### **Amenities**

Parking Spaces 6

Parking Double Garage Detached, Heated Garage, Insulated, RV

Access/Parking, Attached Carport

# of Garages 2

#### Interior

Interior Features Kitchen Island, Laminate Counters, Separate Entrance, Soaking Tub

Appliances Dishwasher, Electric Oven, Microwave, Stove(s), Washer, Washer/Dryer

Heating Fireplace(s), Forced Air, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Wood Burning, Brick Facing

Has Basement Yes

Basement Exterior Entry, Finished, Full, Suite, Walk-Out

#### **Exterior**

Exterior Features Garden, Private Yard, RV Hookup

Lot Description Backs on to Park/Green Space, Garden, Landscaped, Views, Greenbelt

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Wood

#### **Additional Information**

Date Listed April 23rd, 2025

Days on Market 1

Zoning -

## **Listing Details**

Listing Office RE/MAX Connect

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