# \$345,000 - 224 Cree Road, Fort McMurray

MLS® #A2210993

# \$345,000

3 Bedroom, 2.00 Bathroom, 1,217 sqft Residential on 0.19 Acres

Timberlea, Fort McMurray, Alberta

Welcome to 224 Cree Road: This turn-key detached home offers a spacious 24x26 heated garage, an oversized pie-shaped lot, and NO CONDO FEES! Meticulously maintained and recently appraised, this home is ready for its new owners.

The large paved driveway comfortably accommodates four or more vehicles, with plenty of room to park recreational toys or trailers thanks to convenient yard access. The garage is a dream for hobbyists or professionals, featuring in-floor heating, hot and cold water, and an expansive workspace ideal for any project.

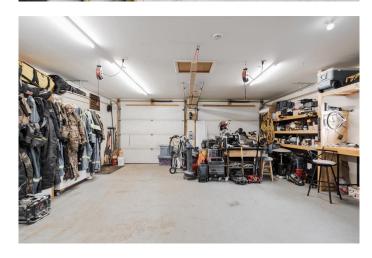
Step outside to enjoy the warmer months on the two-tiered deck, complete with a private, enclosed area perfect for a hot tub. The oversized lot offers endless possibilities for outdoor living and storage while providing space to relax and unwind with no neighbours behind you and direct access to many trails while backing onto Tower Road.

Inside, the open-concept living space is both inviting and functional. Luxury vinyl plank flooring and new living room windows enhance the home's fresh appeal, while the warm-toned kitchen cabinets, island, and walk-in pantry provide plenty of room for cooking and entertaining.

The primary bedroom is a private retreat,







offering a walk-in closet, a four-piece ensuite bathroom, and ample space to comfortably fit a king-size bed. At the opposite end of the home, you'II find two additional bedrooms and another four-piece bathroomâ€"an ideal layout for added privacy and convenience.

Whether you're looking for a home with space, comfort, or the perfect garage setup, 224 Cree Road is a rare find. Schedule your private tour today!

Built in 1998

#### **Essential Information**

MLS® # A2210993 Price \$345,000

Bedrooms 3
Bathrooms 2.00
Full Baths 2

Square Footage 1,217 Acres 0.19 Year Built 1998

Type Residential Sub-Type Detached

Style Modular Home

Status Active

# **Community Information**

Address 224 Cree Road

Subdivision Timberlea

City Fort McMurray
County Wood Buffalo

Province Alberta
Postal Code T9K 1X8

## **Amenities**

Parking Spaces 6

Parking Concrete Driveway, Double Garage Detached, Driveway, Front Drive,

Heated Garage, Insulated, Parking Pad, RV Access/Parking, Tandem,

Garage Faces Side, Side By Side

# of Garages 2

## Interior

Interior Features Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan,

Storage, Vinyl Windows, Walk-In Closet(s)

Appliances None

Heating Forced Air

Cooling None
Basement None

#### **Exterior**

Exterior Features Storage

Lot Description Back Yard, Backs on to Park/Green Space, Corner Lot, Front Yard,

Greenbelt, Landscaped, Lawn, No Neighbours Behind, Pie Shaped Lot,

**Views** 

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Piling(s)

#### **Additional Information**

Date Listed April 11th, 2025

Days on Market 30

Zoning RMH

## **Listing Details**

Listing Office The Agency North Central Alberta

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