

# \$649,000 - 619 Heritage Drive, Fort McMurray

MLS® #A2237494

**\$649,000**

4 Bedroom, 5.00 Bathroom, 2,119 sqft

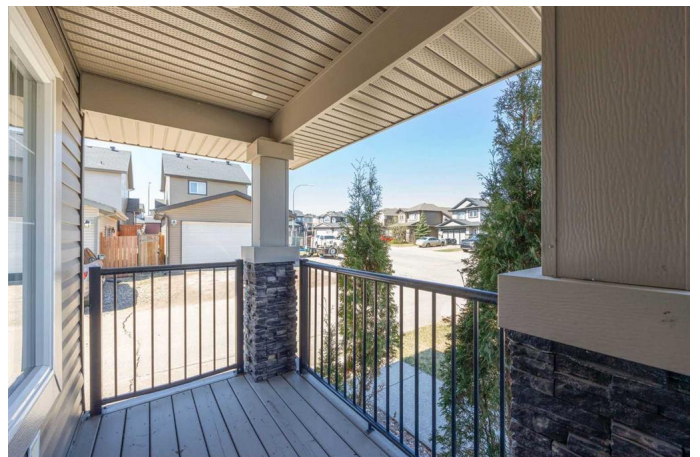
Residential on 0.11 Acres

Parsons North, Fort McMurray, Alberta

STUNNING EXECUTIVE STYLE HOME!  
FRESHLY PAINTED UPSTAIRS! Has all the bells and whistles! FALL IN LOVE from the moment you enter this PICTURE PERFECT home, you will discover a den on the main floor leading to a powder room and an OPEN to BELOW Concept floor plan with floor to ceiling rock facing fireplace, open to the dining and kitchen, that boasts an island, granite countertops, lots of cabinets and a mud room with direct access to the attached double HEATED garage! You're gonna LOVE the 3 generous size bedrooms on the 2nd floor with a BONUS ROOM. 2 more bathrooms, with a HUGE Primary bedroom with walk in closet, spa style 5 pc ensuite and a balcony deck to enjoy your morning coffee! There is also a second deck off the dining. The basement has a SEPARATE walk up entrance to 2 bedrooms and 2 bathrooms with a full kitchen and living area, which is fantastic for the savvy buyer! The yard is fenced with double gate and being a corner lot gives easy access from the side yard. Hang out with your kids, family and friends in the sought out neighborhood of Parsons North. Nestled near schools, and a short drive to shopping, and all amenities. LOTS OF PARKING! BONUS: CENTRAL AIR. CALL NOW!

Built in 2013

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2237494    |
| Price          | \$649,000   |
| Bedrooms       | 4           |
| Bathrooms      | 5.00        |
| Full Baths     | 4           |
| Half Baths     | 1           |
| Square Footage | 2,119       |
| Acres          | 0.11        |
| Year Built     | 2013        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 619 Heritage Drive |
| Subdivision | Parsons North      |
| City        | Fort McMurray      |
| County      | Wood Buffalo       |
| Province    | Alberta            |
| Postal Code | T9K2X1             |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Walk-In Closet(s), Jetted Tub |
| Appliances        | See Remarks                                                                  |
| Heating           | Forced Air, Natural Gas                                                      |
| Cooling           | Central Air                                                                  |
| Fireplace         | Yes                                                                          |
| # of Fireplaces   | 1                                                                            |
| Fireplaces        | Gas, Stone                                                                   |
| Has Basement      | Yes                                                                          |
| Basement          | Exterior Entry, Full, Suite                                                  |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Corner Lot      |
| Roof              | Asphalt Shingle |
| Construction      | See Remarks     |
| Foundation        | Poured Concrete |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 6th, 2025 |
| Days on Market | 81             |
| Zoning         | ND             |

**Listing Details**

|                |                |
|----------------|----------------|
| Listing Office | RE/MAX Connect |
|----------------|----------------|

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