



339 Killdeer Way
Fort McMurray, Alberta

MLS # A2312108



\$624,900

Division:	Eagle Ridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,313 sq.ft.	Age:	2022 (4 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	See Remarks	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)		

Inclusions: fridge, stove, dishwasher, washer, dryer

Discover your dream house! This new 4-bedroom property offers 2313 of comfortable living space. Featuring this beautiful modern and contemporary home check all the boxes you'd expect in a custom built home. The basement offers additional living space development only limited by your hearts imagination! The heart of the home - A chef's delight - imagine entertaining your family and friends in your very special kitchen with quartz countertops, white cabinetry, beautiful island, stainless steel appliances and a walk through butler pantry! the living room is spacious with an open concept flow great for entertaining or just hanging out with your family. The garden door off the dining area leads to a rear deck that overlooks your yard. Did I mention the main floor also features a flex room, which could be an office, play room, bedroom. and there is also a powder room for your guests. Follow me to the upper floor which features 4 generous sized bedrooms, upper floor laundry, 2 full bathrooms, with the primary bedroom having its own private 5 pc ensuite and walk in closet. So many things to love about the home. this home comes with a 10 year new home warranty. , this property is perfect for modern living. You'll enjoy convenient access to local amenities. The Huge Garage has double doors and is heated. Lots of parking! Don't miss this opportunity to make this house your home. Contact us today to schedule a viewing! 10 Year new home warranty comes with the home. ACT FAST this property is going to go fast!