

# \$354,900 - 150 Leigh Crescent, Fort McMurray

MLS® #A2220985

**\$354,900**

5 Bedroom, 3.00 Bathroom, 1,052 sqft

Residential on 0.14 Acres

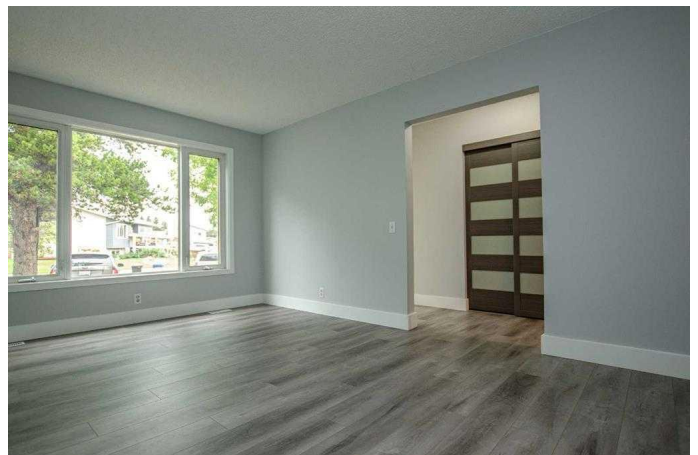
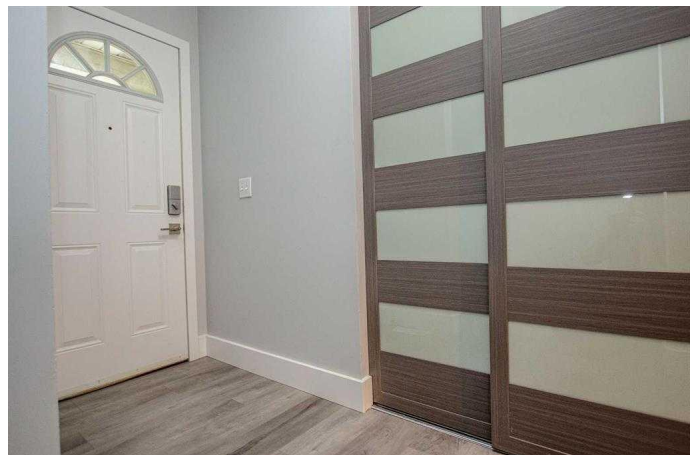
Dickinsfield, Fort McMurray, Alberta

AVAILABLE FOR IMMEDIATE POSSESSION!!! renters have left the premises !! What a great location for this single family home with a large mature lot that's over 6000 sq feet Located in a very quiet area of Dickins field subdivision. This property has received much love over the past few years to include new paint, new flooring, baseboards, hall closet doors and 2 stunning bathroom renovations. New hot water tank 2021. New shingles in 2020. The large kitchen has lots of large windows to let in all the natural light and looks over the fully fenced back yard the perfect place for the kids and pets to roam. The fully finished basement has a family room and lots of room for the whole family to gather. This home is located close to the schools, bus route and a few shopping amenities and the local neighborhood watering hole. As a bonus there is lots of parking in the front yard. This fully developed property has been professionally cleaned for the new owners and must be seen to be appreciated.

Built in 1981

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2220985  |
| Price      | \$354,900 |
| Bedrooms   | 5         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |



|                |             |
|----------------|-------------|
| Half Baths     | 1           |
| Square Footage | 1,052       |
| Acres          | 0.14        |
| Year Built     | 1981        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 150 Leigh Crescent |
| Subdivision | Dickinsfield       |
| City        | Fort McMurray      |
| County      | Wood Buffalo       |
| Province    | Alberta            |
| Postal Code | T9K 1K6            |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Laminate Counters                                                  |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating           | Forced Air                                                         |
| Cooling           | None                                                               |
| Fireplace         | Yes                                                                |
| # of Fireplaces   | 1                                                                  |
| Fireplaces        | Basement, Wood Burning                                             |
| Has Basement      | Yes                                                                |
| Basement          | Finished, Full                                                     |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | None                     |
| Lot Description   | City Lot                 |
| Roof              | Asphalt                  |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 13th, 2025 |
| Days on Market | 165            |
| Zoning         | R1             |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | ROYAL LEPAGE BENCHMARK |
|----------------|------------------------|

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