

# \$399,900 - 137 Swanson Crescent, Fort McMurray

MLS® #A2194821

**\$399,900**

5 Bedroom, 3.00 Bathroom, 1,162 sqft

Residential on 0.09 Acres

Timberlea, Fort McMurray, Alberta

Charming, Affordable Home with Double Attached Garage!

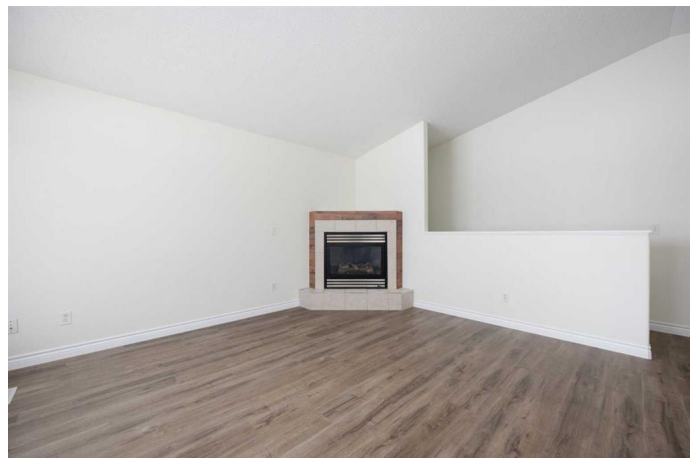
Welcome to your perfect starter home! This inviting property features a spacious living area updated flooring throughout the main floor also you will find 3 bedrooms and two bathrooms, a cozy fireplace in the living room, and laundry. In the basement, two more additional bedrooms a bathroom and a rec room area. The double-attached garage offers ample storage and parking space. Enjoy a cozy, low-maintenance lifestyle in this move-in-ready gem. Don't miss out on this fantastic opportunity!

Built in 2004

## Essential Information

MLS® #	A2194821
Price	\$399,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,162
Acres	0.09
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information



Address	137 Swanson Crescent
Subdivision	Timberlea
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 2T3

### Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Sump Pump(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Partially Finished

### Exterior

Exterior Features	Other
Lot Description	Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	February 14th, 2025
Days on Market	84
Zoning	R1S

### Listing Details

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

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services

