

# **\$685,000 - 188 Gravelstone Road, Fort McMurray**

MLS® #A2204786

**\$685,000**

4 Bedroom, 3.00 Bathroom, 2,214 sqft

Residential on 0.12 Acres

Stonecreek, Fort McMurray, Alberta

TRIPLE CAR GARAGE! 4 BEDROOM ALL ON SECOND FLOOR! BACKING ONTO STORM POND! Welcome to 188 Gravelstone Road. On the main floor you are first welcomed by a spacious foyer which leads you to the open concept kitchen -dining- living room layout. The kitchen offers granite counter tops, ample cabinet space, and comes with a corner pantry. The kitchen looks onto the tiled surround fireplace that accents the large living room nicely. The dining nook is sure to fit the entire family and gives you access through a garden door to the back deck where you overlook a completely fenced SOUTH FACING back yard which over looks a storm pond. Also on the main floor you will find a laundry room with sink, a half bathroom, and of course access to the TRIPLE CAR heated garage. The 2nd level offers 4 BEDROOMS which includes the ever so spacious primary bedroom that has a large walk in closet, and a 5 PCE bathroom boasting a corner jetted tub, and stand up shower. The second floor also offers three spacious spare bedrooms and an additional 4 PCE bathroom. The basement is unfinished but has a SEPARATE ENTRANCE and a second furnace installed for a potential legal suite. Located near parks, ODR, schools, and all amenities call now to book your personal showing. Home is being sold As Is Where is with no warranty or representations.

Built in 2014



## Essential Information

MLS® #	A2204786
Price	\$685,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,214
Acres	0.12
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	188 Gravelstone Road
Subdivision	Stonecreek
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 0W9

## Amenities

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

## Interior

Interior Features	Jetted Tub, Kitchen Island, Pantry, Separate Entrance, Walk-In Closet(s)
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Exterior Entry, See Remarks, Unfinished

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard

Roof	Asphalt Shingle
Construction	Concrete
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 22nd, 2025
Days on Market	47
Zoning	R1S

### **Listing Details**

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

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 provided by real estate professionals who are members of CREA. Used under license.