# \$229,900 - 14, 101 Langevin Road, Fort McMurray

MLS® #A2199900

#### \$229,900

2 Bedroom, 3.00 Bathroom, 1,310 sqft Residential on 0.02 Acres

Timberlea, Fort McMurray, Alberta

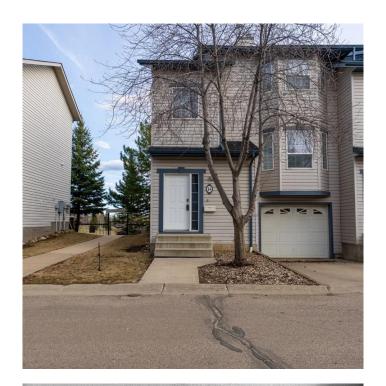
2-Bedroom End-Unit Townhouse with Pond Views! Welcome to 14-101 Langevin. This updated 2-storey end-unit townhouse, is perfectly situated backing onto a pond offering privacy & quiet. Step inside to discover a bright and open-concept living space. The highlight of the main floor is the newer white kitchen, offering ample counter space for cooking + a panty, & upgraded black stainless steel appliances. Open layout flowing seamlessly into the dining and living area. Upstairs, you'II find two generously sized primary bedrooms, each offering their own 4 piece ensuite + closet space. Unfinished Basement offers Endless Potential for a den, home gym, or extra bedroom, + additional storage space. & laundry. This property offers an attached single garage for secure parking + storage. Enjoy the best of both worldsâ€"low-maintenance living with a private backyard backing onto a pond! This home is perfect for first-time buyers, downsizers, or investors. Don't miss outâ€"schedule your private viewing today!

Built in 2002

#### **Essential Information**

MLS® # A2199900 Price \$229,900

Bedrooms 2
Bathrooms 3.00







Full Baths 2 Half Baths 1

Square Footage 1,310 Acres 0.02 Year Built 2002

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

## **Community Information**

Address 14, 101 Langevin Road

Subdivision Timberlea

City Fort McMurray
County Wood Buffalo

Province Alberta
Postal Code T9K 2N6

#### **Amenities**

Amenities None

Parking Spaces 2

Parking Driveway, Garage Faces Front, Single Garage Attached

# of Garages 1

#### Interior

Interior Features Closet Organizers, Walk-In Closet(s)

Appliances See Remarks

Heating Forced Air

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Gas
Has Basement Yes

nas basement i tes

Basement Full, Partially Finished

#### **Exterior**

Exterior Features Balcony

Lot Description Backs on to Park/Green Space

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed March 13th, 2025

Days on Market 60

Zoning R3

### **Listing Details**

Listing Office COLDWELL BANKER UNITED

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