

# \$429,000 - 104 Cinnamon Street, Fort McMurray

MLS® #A2207157

**\$429,000**

4 Bedroom, 3.00 Bathroom, 1,457 sqft

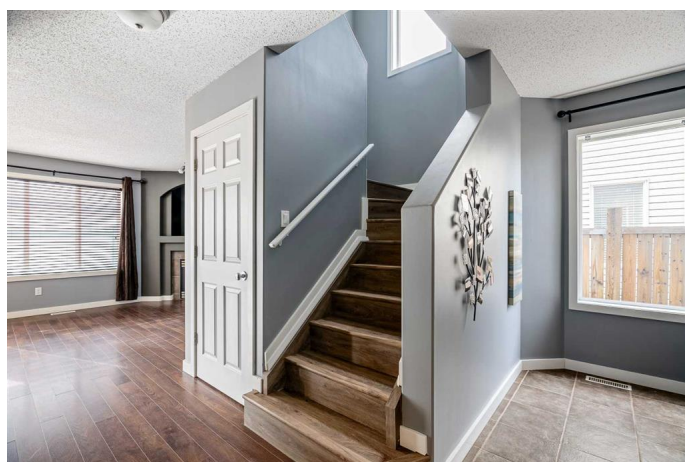
Residential on 0.08 Acres

Timberlea, Fort McMurray, Alberta

Welcome to 104 Cinnamon Street â€” a well-maintained and spacious detached home offering great value for families. Located in a family-friendly neighborhood, this property features a fully fenced backyard, a double attached garage, and a front driveway with ample parking. Step inside to a welcoming main floor with ceramic tile in the entryway and half bath, and laminate flooring throughout the living areas. The kitchen is a great size, complete with stainless steel appliances, a corner pantry, and an eat-up breakfast bar. The dining area flows into the cozy living room with a corner gas fireplace, and patio doors open onto the back deck â€” perfect for enjoying summer evenings. Upstairs, youâ€™ll find three bedrooms, including a primary suite with its own ensuite bathroom and stand-up shower, plus a second full bathroom for the family. The finished basement offers even more living space, with a large rec room (that could be converted into an additional bedroom), a flex room with a window, laundry room & and rough-in plumbing for another full bathroom. The attached garage is insulated, with convenient access from the main level. This is a fantastic opportunity to own a spacious, move-in-ready home at an affordable price â€” donâ€™t miss it!

Built in 2005

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2207157    |
| Price          | \$429,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,457       |
| Acres          | 0.08        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 104 Cinnamon Street |
| Subdivision | Timberlea           |
| City        | Fort McMurray       |
| County      | Wood Buffalo        |
| Province    | Alberta             |
| Postal Code | T9K 2T4             |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Playground   |
| Parking Spaces | 4  |
| Parking        | Double Garage Attached, Driveway, Garage Door Opener |
| # of Garages   | 2  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Pantry  |
| Appliances        | Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                     |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

**Exterior**

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

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 16th, 2025 |
| Days on Market | 4                |
| Zoning         | R1P              |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | COLDWELL BANKER UNITED |
|----------------|------------------------|

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