

**189 Farrell Crescent
Fort McMurray, Alberta**

MLS # A2289052



\$439,900

Division:	Dickinsfield		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,245 sq.ft.	Age:	1981 (45 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Level, See Remarks		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: None

This charming 4-bedroom, 2-bathroom home is perfectly located close to schools, parks, and everyday amenities. With three bedrooms upstairs and one on the lower level, the layout offers both comfort and flexibility. The cozy living room features a beautiful fireplace, creating a warm and inviting space to relax. A well-designed kitchen offers plenty of room for cooking. Outside, enjoy a spacious yard ideal for entertaining or family time, along with the convenience of an attached double heated garage for parking and extra storage. Don't hesitate — book your showing today!