# \$419,900 - 131 Airmont Court, Fort McMurray

MLS® #A2231364

### \$419,900

3 Bedroom, 3.00 Bathroom, 1,220 sqft Residential on 0.07 Acres

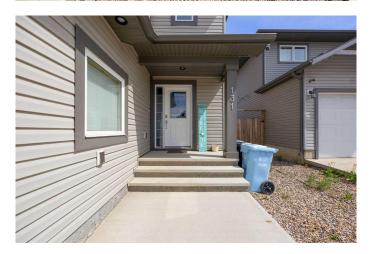
Abasand, Fort McMurray, Alberta

Welcome Home to 131 Airmont Court, Fort McMurray! Discover this stunning and meticulously maintained home, offering modern living and comfortable spaces for the whole family. When you arrive, you're greeted by an attractive exterior with excellent curb appeal.

Step inside to a bright and inviting open-concept main floor. The spacious kitchen is a chef's delight, featuring sleek dark cabinetry, stainless steel appliances, a large center island with a double sink, and ample counter space â€" perfect for meal prep and entertaining. Adjacent to the kitchen, the dining area flows seamlessly, providing access to your private backyard deck, ideal for summer BBQs and outdoor enjoyment. The cozy living room, complete with a charming fireplace, offers a warm and welcoming atmosphere, perfect for relaxing evenings. Modern finishes, including stylish flooring and contemporary paint colors, are found throughout the main level. Upstairs, you'll find comfortable and well-appointed bedrooms. The master suite is a true retreat, boasting a striking navy accent wall, a spacious layout, and a private ensuite bathroom. Two additional bedrooms are thoughtfully designed, with one featuring a playful pink and black theme, and another adorned with a serene forest-inspired mural and a cozy reading nook, making them perfect for children or guests. The fully fenced backyard provides a safe and private space for outdoor activities and







includes a well-sized deck for entertaining. This home is located in a desirable Fort McMurray neighbourhood and offers convenience and a fantastic lifestyle. Don't miss the opportunity to make this beautiful house your new home!

#### Built in 2017

#### **Essential Information**

MLS® # A2231364 Price \$419,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,220 Acres 0.07 Year Built 2017

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 131 Airmont Court

Subdivision Abasand

City Fort McMurray
County Wood Buffalo

Province Alberta
Postal Code T9J 1G1

#### **Amenities**

Parking Spaces 5

Parking Pad, Single Garage Attached

# of Garages 1

#### Interior

Interior Features See Remarks

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave,

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features None

Lot Description Back Yard

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 16th, 2025

Days on Market 2

Zoning R1S

## **Listing Details**

Listing Office ROYAL LEPAGE BENCHMARK

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