

\$269,900 - 103 Grayling Crescent, Fort McMurray

MLS® #A2254666

\$269,900

4 Bedroom, 2.00 Bathroom, 1,123 sqft

Residential on 0.08 Acres

Grayling Terrace, Fort McMurray, Alberta

Welcome to 103 Grayling Crescent in Fort McMurray. This 1123 square foot duplex with attached garage sits on a 3490 square foot lot in a lovely neighbourhood. If you have been looking for more space, more light, and more potential, this home is ready for you.

The first thing you will notice is the bright living room. Large windows fill the space with natural light, making it the perfect place to start your day with coffee or end it with family movie night. The kitchen is open to the dining area so you can cook and chat without missing a beat.

Upstairs, the primary bedroom has a beautiful view, the kind that makes you want to hit snooze one more time. There are three more bedrooms and two bathrooms, giving you room for kids, guests, or that home office you promised yourself.

The basement has extra space for storage, hobbies, or a future rec room. It is a blank canvas waiting for your ideas. The laundry area is simple and practical, ready to handle the real work of daily life.

Step outside and you will see what makes this home so special. The yard backs right onto a park. Kids can run and play, and you can watch them from your own backyard. You get the green space without the mowing, and the splash pad down the street is the summer bonus everyone dreams of.



The location solves so many problems. Need good schools? They are close by. Want shopping and services? They are only minutes away. Transportation, parks, and trails are all at your door. You do not need to trade peace and quiet for convenience, because here you get both.

Yes, the house could use some updates, but that is part of the opportunity. This is your chance to add value, build equity, and create a home that reflects your style. Many buyers struggle to find a place that fits their budget and has room to grow. This property solves that by giving you space, location, and potential all in one.

Whether you are a first time buyer tired of paying rent, a family looking for more room, or an investor who sees the upside, this home is worth a look.

Check out the detailed floor plans where you can see every sink and shower in the home, 360 tour and video. Are you ready to say yes to this address?

Built in 1981

Essential Information

MLS® #	A2254666
Price	\$269,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,123
Acres	0.08
Year Built	1981
Type	Residential

Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	103 Grayling Crescent
Subdivision	Grayling Terrace
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9J1J9

Amenities

Parking Spaces	2
Parking	Parking Pad, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s)
Appliances	Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Interior Lot, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	September 8th, 2025
Days on Market	3
Zoning	R1S

Listing Details

Listing Office	RE/MAX Connect
----------------	----------------

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.