

# \$374,900 - 125 Beaconwood Place, Fort McMurray

MLS® #A2259861

**\$374,900**

4 Bedroom, 3.00 Bathroom, 1,274 sqft

Residential on 0.18 Acres

Beacon Hill, Fort McMurray, Alberta

Can't ignore the attached double garage and the 24 x 16 shed out back! Welcome to Beaconwood Place—an excellent example of Beacon Hill living in a quiet, family-friendly location. This bright and inviting home has been extensively upgraded, offering a layout that is both functional and stylish.

The main floor boasts an open-concept design with a sun-filled living room, dining area, and a modern kitchen highlighted by large windows that flood the space with natural light. Upstairs you™ll find three comfortable bedrooms, including a primary suite complete with a convenient 2-piece ensuite.

This home is easy to maintain with carpet only on the stairs to the basement. The lower level is surprisingly bright and spacious, featuring a fourth bedroom, den, 3-piece bathroom, laundry, and direct access to the attached garage—perfect for year-round convenience.

Car enthusiasts and hobbyists will love the attached garage/ Large detached shed setup; allowing them adequate space they'll need for any hobby they wish support. Call for your personal viewing.

Built in 1977

## Essential Information

MLS® #

A2259861



Price	\$374,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,274
Acres	0.18
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	125 Beaconwood Place
Subdivision	Beacon Hill
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 2S9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
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Lot Description	Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	See Remarks
Foundation	Poured Concrete

### **Additional Information**

Date Listed	September 24th, 2025
Days on Market	9
Zoning	R1

### **Listing Details**

Listing Office	EXP REALTY
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