

\$778,900 - 149 Ward Crescent, Fort McMurray

MLS® #A2262095

\$778,900

5 Bedroom, 4.00 Bathroom, 2,223 sqft
Residential on 0.20 Acres

Parsons North, Fort McMurray, Alberta

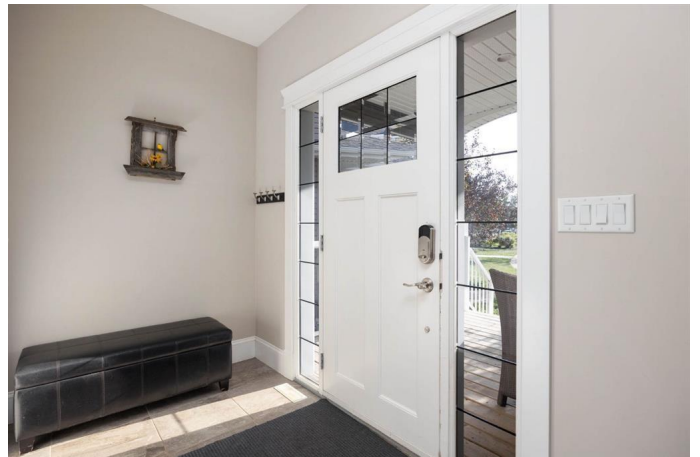
Welcome to 149 Ward Crescent â€” a spacious and versatile two-storey home offering over 2,200 sq. ft. of living space plus a fully legal basement suite. Perfect for large families or those seeking rental income, this property checks all the boxes.

Inside, the second floor boasts three oversized bedrooms, including a stunning primary retreat complete with a huge walk-in closet and ensuite featuring both a tub and shower. The convenience of upper-level laundry in its own dedicated room adds to the practicality of this level.

The main floor is designed for gathering, featuring three separate living spaces, each with 3 gas fireplace for warmth and comfort. The fully renovated legal basement suite offers two generous bedrooms, a full kitchen with pantry, and a private side entrance â€” an excellent mortgage helper or space for extended family.

Step outside and enjoy a massive 8,500+ sq. ft. corner lot, complete with a custom treehouse, a large rear deck, and Lots of parking for all your vehicles. The true showstopper is the 25â€™ x 35â€™ heated detached garage, featuring in-floor heat, a mezzanine for storage, and plenty of room for any hobbyist or mechanic. Don't miss your chance to own this incredible home â€” book your showing today!

Built in 2012



Essential Information

| | |
|----------------|-------------|
| MLS® # | A2262095 |
| Price | \$778,900 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,223 |
| Acres | 0.20 |
| Year Built | 2012 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 149 Ward Crescent |
| Subdivision | Parsons North |
| City | Fort McMurray |
| County | Wood Buffalo |
| Province | Alberta |
| Postal Code | T9K0X5 |

Amenities

| | |
|----------------|-------------------------------------|
| Parking Spaces | 3 |
| Parking | Parking Pad, Triple Garage Detached |
| # of Garages | 3 |

Interior

| | |
|-------------------|---|
| Interior Features | High Ceilings, Pantry, Quartz Counters |
| Appliances | Dishwasher, Microwave Hood Fan, Range, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 4 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full, Suite |

Exterior

| | |
|-------------------|--|
| Exterior Features | Playground, Private Entrance, Private Yard |
| Lot Description | Back Lane, Back Yard, Front Yard |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|-------------------|
| Date Listed | October 3rd, 2025 |
| Zoning | ND |

Listing Details

| | |
|----------------|------------|
| Listing Office | EXP REALTY |
|----------------|------------|

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