

\$299,900 - 20, 140 Fontaine Crescent, Fort McMurray

MLS® #A2242297

\$299,900

3 Bedroom, 3.00 Bathroom, 1,414 sqft

Residential on 0.00 Acres

Downtown, Fort McMurray, Alberta

TURNKEY TOWNHOME WITH DOUBLE CAR GARAGE! Introducing 20-140 Fontaine Crescent, pride of ownership shines through in this 3-bedroom, 2.5-bathroom townhome that has been kept in meticulous condition by its original owner. The main level features an impressive kitchen with contrasting dark wood cabinets and light quartz countertops, complemented by tile floors, a backsplash, and matching stainless steel appliances. A bright and spacious living room with cozy fireplace and two-piece bathroom complete the main level. Upstairs you will find 3 bedrooms including the generously sized primary bedroom complete with walk-in closet and full ensuite bathroom. In addition, the upper level boasts an additional full bathroom and laundry. The basement is home to the utility room and a convenient space for storage. This area also provides access to the 25'10" x 19'5" heated double garage. What's more, this townhome complex is surrounded by nature; with its expansive green spaces and picturesque walking trails along the river, while maintaining close proximity to the downtown core, this location truly blends the best of both worlds. Book your private showing today!

Built in 2013

Essential Information

MLS® # A2242297

Price \$299,900



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,414
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

Community Information

Address	20, 140 Fontaine Crescent
Subdivision	Downtown
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 0C9

Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Other
Lot Description	Other
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 23rd, 2025
Days on Market	13
Zoning	LBLR4

Listing Details

Listing Office	COLDWELL BANKER UNITED
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.