

\$464,000 - 185 Clarkson Street, Fort McMurray

MLS® #A2146416

\$464,000

4 Bedroom, 4.00 Bathroom, 1,704 sqft

Residential on 0.07 Acres

Parsons North, Fort McMurray, Alberta

Check out this awesome duplex at 185 Clarkson Street in North Parsons. It's perfect for families and outdoor enthusiasts, being close to schools, trails, skate parks, and splash parks. Built in 2013 by Twin River Homes Ltd., this 1700 sq ft duplex has classic decorative accent walls and an open-concept floor plan.

On the main floor, there's a bright white galley kitchen with marble-look stone countertops and full stainless steel appliances. The hardwood flooring and ceramic tiling throughout add an elegant touch. Upstairs, you'll find a bonus area, convenient upstairs laundry, and two guest bedrooms. The primary bedroom has an ensuite with a stand-up shower, a spacious soaker tub, an oversized vanity, and a walk-in closet.

This home also includes an oversized single-car garage with in-floor heating, and a rear parking pad for two vehicles. The quality-finished basement comes with in-floor heating and features a recreation room, fourth bedroom, and full washroom. With its elegant finishes, spacious layout, and central air conditioning, this duplex is perfect for modern living.

Built in 2013

Essential Information



MLS® #	A2146416
Price	\$464,000
Sold Price	\$445,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,704
Acres	0.07
Year Built	2013
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, 2 Storey
Status	Sold

Community Information

Address	185 Clarkson Street
Subdivision	Parsons North
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 2X5

Amenities

Parking Spaces	3
Parking	Concrete Driveway, Parking Pad, Single Garage Attached

Interior

Interior Features	Closet Organizers, Stone Counters, Double Vanity, High Ceilings, Vinyl Windows, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air, In Floor, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 3rd, 2024
Date Sold	November 30th, 2024
Days on Market	149
Zoning	ND
HOA Fees	0.00

Listing Details

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

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.