

# \$414,900 - 128 Ermine Crescent, Fort McMurray

MLS® #A2243172

**\$414,900**

4 Bedroom, 2.00 Bathroom, 1,063 sqft  
Residential on 0.14 Acres

Thickwood, Fort McMurray, Alberta

Welcome to 128 Ermine Crescent, Where Absolute Serenity Meets everyday Convenience! Nestled on a spacious 6,050 sq ft greenbelt lot backing directly onto the breathtaking Birchwood Trails, this home offers the peaceful lifestyle you've been dreaming of. Located in the highly sought-after neighborhood of Thickwood, this property is ideal for families, nature lovers, and anyone looking for a blend of privacy and accessibility.

This Charming Bungalow features 4 spacious bedrooms and 2 fully upgraded bathrooms, offering plenty of room for the growing family. The main floor boasts beautiful wood flooring throughout, a bright and open retro-style kitchen with a huge island, and a cozy wood-burning fireplace perfect for chilly evenings. The primary bedroom offers direct access to the back deck and panoramic greenbelt views.

Downstairs, the fully developed basement includes a massive rec room, a full second kitchen, a wood stove, a renovated bathroom, a den, and a separate walkout entrance leading to a concrete patio—ideal for extended family, guests, or potential rental income. This home also offers a heated double detached garage, RV parking, and a huge carport, providing ample space for all your vehicles and toys.

Outside, enjoy your private backyard oasis



complete with a fire pit, garden area, newer fencing, and unbeatable views. The 84 ft driveway can easily accommodate up to 6 vehicles, making it perfect for families with multiple cars or hosting guests. Plus, you're just minutes from top-rated schools, bus stops, the dog park, and all the amenities at Thickwood.

Don't miss this rare opportunity to own a true greenbelt gem in one of Fort McMurray's most desirable areas!

Built in 1979

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2243172    |
| Price          | \$414,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,063       |
| Acres          | 0.14        |
| Year Built     | 1979        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 128 Ermine Crescent |
| Subdivision | Thickwood           |
| City        | Fort McMurray       |
| County      | Wood Buffalo        |
| Province    | Alberta             |
| Postal Code | T9H 4M6             |

**Amenities**

|                |                                                                     |
|----------------|---------------------------------------------------------------------|
| Parking Spaces | 6                                                                   |
| Parking        | Double Garage Detached, Heated Garage, Insulated, Attached Carport, |

|              |                   |
|--------------|-------------------|
|              | RV Access/Parking |
| # of Garages | 2                 |

## Interior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Interior Features | Kitchen Island, Laminate Counters, Soaking Tub, Separate Entrance    |
| Appliances        | Dishwasher, Microwave, Stove(s), Washer, Washer/Dryer, Electric Oven |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                |
| Cooling           | None                                                                 |
| Fireplace         | Yes                                                                  |
| # of Fireplaces   | 1                                                                    |
| Fireplaces        | Wood Burning, Brick Facing                                           |
| Has Basement      | Yes                                                                  |
| Basement          | Finished, Full, Exterior Entry, Suite, Walk-Out                      |

## Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior Features | Garden, Private Yard, RV Hookup                                    |
| Lot Description   | Backs on to Park/Green Space, Garden, Landscaped, Views, Greenbelt |
| Roof              | Asphalt Shingle                                                    |
| Construction      | Vinyl Siding, Wood Frame                                           |
| Foundation        | Wood                                                               |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 94              |
| Zoning         | -               |

## Listing Details

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

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.