

# \$285,000 - 129 Tamarack Way, Fort McMurray

MLS® #A2258430

**\$285,000**

4 Bedroom, 2.00 Bathroom, 1,593 sqft  
Residential on 0.10 Acres

Thickwood, Fort McMurray, Alberta

Welcome to 129 Tamarack Way. This home has been meticulously renovated inside and out, ensuring comfort and peace of mind for years to come with NO CONDO FEES. All building permits were obtained from the RMWB, and the home carries a New Effective Age of 20 years with a Remaining Economic Life of 30 years. This 4 bedroom, 2 bathroom home with 1,593 sq ft of living space is perfectly positioned in one of Fort McMurray's most peaceful settings. Facing the Birchwood Trails and a greenspace walkway behind, you will find serenity and privacy throughout. Tucked away on a quiet street, it's an ideal location for families with children who can easily ride their bikes or walk to school.

Step inside to a bright and inviting living room, complemented by a versatile 4th bedroom that can also serve as a home office. Just a few steps up, discover a magical loft space with a skylight that is a cozy and fun retreat perfect for a reading/gaming nook, or imaginative play. The kitchen is clean and bright, featuring a newer fridge (2020) and new stove (2025), opening into a warm family room anchored by a charming wood-burning fireplace and pristine hardwood flooring. At the front of the home, you'll find two spacious bedrooms and a full 4-piece bathroom, recently refreshed with a new vanity and toilet (2025), plus a hallway door for added privacy. At the back of the home, the primary suite offers a private retreat, complete with a 4-piece ensuite also updated



with a new vanity and toilet (2025).

The backyard oasis is perfect for relaxing or entertaining, complete with an insulated 8x10 shed for added storage.

Recent improvements include a brand-new stone veneer exterior and new woodwork (2025), along with fresh paint throughout the interior and exterior (2025). The kitchen features a NEW STOVE (2025) and NEW FRIDGE (2020), while both bathrooms have been refreshed with NEW VANITIES AND TOILETS (2025). A NEW FURNACE was installed in 2024, a NEW DRYER (2023), complemented by NEW ROOF SHINGLES (2017), a NEW HOT WATER TANK (2015), and a NEW DRYER (2022). Additional upgrades include POLY-B PLUMBING REPLACED WITH PEX (2010), a NEW BELLY BAG (2010), a NEW WATER SOFTENER (2010), and a NEW HEAT TRACE (2015). Altogether, these updates give the home a fresh, modern feel while also providing confidence in its long-term durability.

If you're looking for a home that blends modern updates, thoughtful renovations, and a coveted location by the Birchwood Trails, 129 Tamarack Way is the perfect choice. Move-in ready and full of charm, this property is a must-see. Book your showing today!

Built in 1984

### Essential Information

MLS® #	A2258430
Price	\$285,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,593
Acres	0.10
Year Built	1984
Type	Residential

Sub-Type	Detached
Style	Modular Home
Status	Active

### **Community Information**

Address	129 Tamarack Way
Subdivision	Thickwood
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 1A2

### **Amenities**

Parking Spaces	4
Parking	Driveway, Front Drive, On Street, Parking Pad, Asphalt, Off Street, Paved, RV Access/Parking

### **Interior**

Interior Features	Ceiling Fan(s), No Animal Home, No Smoking Home, Pantry, Skylight(s), Vaulted Ceiling(s), Vinyl Windows, Wood Windows, Laminate Counters
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Mantle, Wood Burning, Stone
Basement	None

### **Exterior**

Exterior Features	Private Yard, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, No Neighbours Behind, Private, Greenbelt
Roof	Asphalt Shingle
Construction	See Remarks, Vinyl Siding
Foundation	Piling(s)

### **Additional Information**

Date Listed	September 19th, 2025
Days on Market	38

Zoning RMH

## **Listing Details**

Listing Office COLDWELL BANKER UNITED

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