

# \$330,000 - 212 Signal Road, Fort McMurray

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MLS® #A2266649

## \$330,000

4 Bedroom, 3.00 Bathroom, 1,548 sqft

Residential on 0.19 Acres

Thickwood, Fort McMurray, Alberta

Beautiful Thickwood home â€” priced to sell!  
This home features a new maple kitchen with island, laminate flooring on the main floor, a formal dining room, a large living room, and a main floor family room with a wood-burning fireplace. There are 4 bedrooms and 3 bathrooms, plus a heated attached garage with direct access to the house. The backyard is very large and perfect for family use or entertaining. Homes like this in Thickwood donâ€™t last long â€” book your showing today.

Built in 1976



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2266649          |
| Price          | \$330,000         |
| Bedrooms       | 4                 |
| Bathrooms      | 3.00              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,548             |
| Acres          | 0.19              |
| Year Built     | 1976              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | 1 and Half Storey |
| Status         | Active            |

## Community Information

|             |                 |
|-------------|-----------------|
| Address     | 212 Signal Road |
| Subdivision | Thickwood       |
| City        | Fort McMurray   |
| County      | Wood Buffalo    |
| Province    | Alberta         |
| Postal Code | t9h3s3          |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Kitchen Island                                                    |
| Appliances        | Dishwasher, Microwave Hood Fan, Range, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                        |
| Cooling           | None                                                              |
| Fireplace         | Yes                                                               |
| # of Fireplaces   | 1                                                                 |
| Fireplaces        | Wood Burning                                                      |
| Has Basement      | Yes                                                               |
| Basement          | Finished, Full                                                    |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Front Yard      |
| Roof              | Asphalt Shingle |
| Construction      | Vinyl Siding    |
| Foundation        | Poured Concrete |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 23rd, 2025 |
| Days on Market | 2                  |
| Zoning         | R1                 |

### Listing Details

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

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