

\$450,000 - 114 Robichaud Street, Fort McMurray

MLS® #A2267842

\$450,000

4 Bedroom, 3.00 Bathroom, 1,084 sqft

Residential on 0.19 Acres

Thickwood, Fort McMurray, Alberta

OPEN HOUSE SATURDAY NOVEMBER 8

12:00-2:00PM Welcome to 114 Robichaud

Street, a beautifully updated home on an

8,450 sq. ft. lot in the heart of Thickwood.

Perfectly tucked away off Timberline Drive, this property backs onto no neighbours, offering peace and privacy while still being close to walking trails, shopping, restaurants, and more. This home has seen extensive renovations and updates throughout. The curb appeal is impressive with updated shingles (2022), newer siding (2016), and a large driveway with room for multiple vehicles or RV parking. The oversized detached garage (21'5" x 25'7") includes an additional built on storage or workshop space (21'5" x 12'3"). Inside, you're greeted by a bright front living room with large windows and plenty of natural light. The home has been freshly painted in neutral tones, creating a modern and inviting feel. The dining area flows into a renovated kitchen featuring white cabinetry, new countertops and backsplash (2025), a brand new microwave, and a window overlooking the spacious backyard; perfect for keeping an eye on the kids or simply enjoying the view. The main floor offers three bedrooms, including a primary suite with a renovated 2 piece ensuite, plus a full 4 piece renovated main bathroom (both main floor baths finished with infloor heat) . The basement was newly developed in 2025, adding valuable living space with a large rec room ideal for family gatherings, a fourth bedroom, a storage room, and another



beautifully finished full bathroom. Additional updates include a furnace (approx. 15 years), AC (less than 10 years), water tank (less than 5 years), and a water softener (5+ years). Step outside to your massive, private backyard with no rear neighbours; a rare find in such a central location. With its long list of updates, quiet location, and move in ready condition, 114 Robichaud Street is a home you won't want to miss!

Built in 1977

Essential Information

MLS® #	A2267842
Price	\$450,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,084
Acres	0.19
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	114 Robichaud Street
Subdivision	Thickwood
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T4B 1B5

Amenities

Parking Spaces	6
Parking	Double Garage Detached, Driveway, Garage Door Opener, Off Street, Oversized, Parking Pad, See Remarks, Workshop in Garage

of Garages 2

Interior

Interior Features See Remarks, Storage

Appliances See Remarks

Heating Forced Air

Cooling Central Air

Has Basement Yes

Basement Full

Exterior

Exterior Features Private Yard

Lot Description Backs on to Park/Green Space, Few Trees, Level, No Neighbours Behind, Private, See Remarks

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed November 4th, 2025

Days on Market 7

Zoning R1

Listing Details

Listing Office COLDWELL BANKER UNITED

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