

\$349,900 - 34 Bell Crescent, Fort McMurray

MLS® #A2251499

\$349,900

5 Bedroom, 2.00 Bathroom, 1,116 sqft
Residential on 0.15 Acres

Downtown, Fort McMurray, Alberta

Affordable! Prime Location! Rental Potential -- Welcome to 34 Bell Crescent! This charming 5 bedroom 2 bath bungalow is loaded with tons of possibilities. You are welcomed with bright paint, a white kitchen, stunning vinyl plank flooring and updated windows on the main floor. A separate entrance to the basement encloses 2 more bedrooms, a full bathroom and separate kitchen area for extra income. This home is situated above the flood zone and was NOT affected. Additional features include: large lot , fully fenced yard, shingles & siding (2019), windows (2019). Conveniently located close to 2 elementary schools, Keyano College, Composite High School, parks, & shopping this one won't last long. Book your private viewing today!

Built in 1967

Essential Information

MLS® #	A2251499
Price	\$349,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,116
Acres	0.15
Year Built	1967
Type	Residential
Sub-Type	Detached



Style	Bungalow
Status	Active

Community Information

Address	34 Bell Crescent
Subdivision	Downtown
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 1K8

Amenities

Parking Spaces	3
Parking	Driveway, Off Street

Interior

Interior Features	No Animal Home, No Smoking Home, See Remarks, Separate Entrance
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	Other, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Landscaped
Roof	Asphalt Shingle
Construction	See Remarks, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2025
Days on Market	24
Zoning	R1

Listing Details

Listing Office	COLDWELL BANKER UNITED
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