

\$399,900 - 156 Grayling Crescent, Fort McMurray

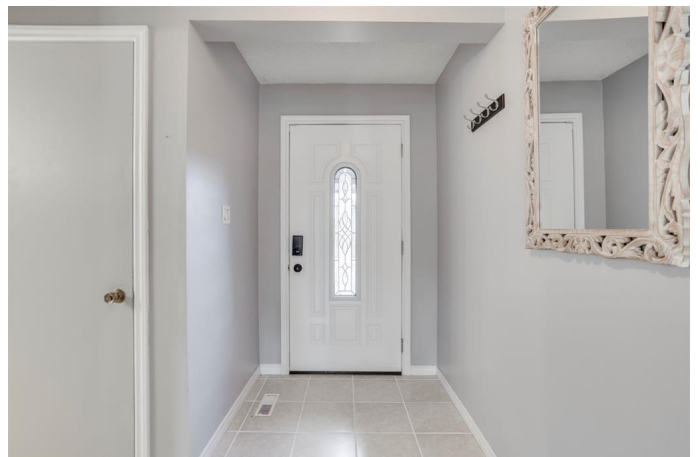
MLS® #A2244500

\$399,900

3 Bedroom, 3.00 Bathroom, 1,404 sqft
Residential on 0.08 Acres

Grayling Terrace, Fort McMurray, Alberta

Tucked into the quiet, family friendly neighborhood of Grayling Terrace, this charming detached two-storey home sits proudly on a corner lot and is perfect for first time home buyers and families alike. The fully landscaped and fenced yard provides both privacy and space, complete with a deck, ideal for outdoor entertaining or relaxing summer evenings. Inside, you'll find a warm blend of hardwood, tile, and carpet flooring throughout. The kitchen features sleek stainless steel appliances, granite countertops, and a layout that opens to a large dining space, making it perfect for everyday living and hosting alike. The living room has a beautiful wood feature wall, and a convenient half bath makes up the rest of the main floor. Upstairs, three well-sized bedrooms share a large 4pce bathroom, offering comfort and convenience for all. The fully developed basement adds even more living space, including a generous rec room, an updated 3pce bathroom and a cozy den - perfect for guests, hobbies, or office. With an attached single garage and access to nearby walking trails, this home is located in a peaceful, family-friendly area that blends nature with a strong sense of community. Other key features of this home include an exterior revamp in 2016 (shingles, siding and insulation), appliances and washer/dryer in the last 10 years and the basement bathroom completed in 2022! Book your private showing today!



Built in 1980

Essential Information

MLS® #	A2244500
Price	\$399,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,404
Acres	0.08
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	156 Grayling Crescent
Subdivision	Grayling Terrace
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9J 1K6

Amenities

Parking Spaces	3
Parking	Driveway, Parking Pad, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Granite Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Stucco, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 1st, 2025
Days on Market	47
Zoning	R1S

Listing Details

Listing Office	ROYAL LEPAGE BENCHMARK
----------------	------------------------

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.