

\$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 3-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 3-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 | Asphalt, Driveway, Front Drive, Off Street, On Street, Parking Pad, Paved, RV Access/Parking |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Laminate Counters, No Animal Home, No Smoking Home, Pantry, Skylight(s), Vaulted Ceiling(s), Vinyl Windows, Wood Windows |
| 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, Stone, Wood Burning |
| Basement | None |

Exterior

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

Additional Information

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|-------------|----------------------|
| Date Listed | September 19th, 2025 |
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Days on Market 3
Zoning RMH

Listing Details

Listing Office COLDWELL BANKER UNITED

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