

\$615,000 - 100 Wild Rose Street, Fort McMurray

MLS® #A2206183

\$615,000

5 Bedroom, 3.00 Bathroom, 1,380 sqft
Residential on 0.18 Acres

Timberlea, Fort McMurray, Alberta

Welcome to 100 Wild Rose Street: An immaculately maintained Qualico-built home situated on a sought-after street in desirable Timberlea. Boasting a rare TWO DOUBLE CAR GARAGES—both heated! This corner lot gem offers ample parking and incredible storage. The driveway accommodates up to four vehicles, plus an additional parking space in the back—perfect for extra vehicles, an RV, or recreational toys. Inside, you™ll find a bright, airy space with neutral paint and durable vinyl plank flooring throughout. Oversized windows flood the home with natural light, creating a warm and inviting atmosphere. The kitchen is both stylish and functional, featuring plenty of storage, and stainless steel appliances including a new fridge and microwave (2024). Off the dining room, step onto the deck with a BBQ gas line—ideal for summer entertaining. Plus, there™s convenient storage under the deck for added functionality. The upper level of this bi-level home hosts three spacious bedrooms and two full bathrooms, including a primary retreat with double closets and a 4pc ensuite featuring a relaxing soaker tub. Heading into the pristine basement, you™ll discover two generously sized bedrooms with plush carpet, a large recreational room perfect for movie or game nights (pool table included!), and another 4pc bathroom. The basement also features its own separate baseboard heating, allowing for customized comfort. A massive laundry/storage room offers incredible space



and features a separate entrance from the outside, providing excellent potential for future use. Additional features include a brand-new hot water tank and a soft water system (2025). This one-of-a-kind property truly checks all the boxes—don't miss out! Schedule your private viewing today!

Built in 2006

Essential Information

MLS® #	A2206183
Price	\$615,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,380
Acres	0.18
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	100 Wild Rose Street
Subdivision	Timberlea
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 0G6

Amenities

Parking Spaces	9
Parking	Double Garage Attached, Double Garage Detached
# of Garages	4

Interior

Interior Features No Animal Home, No Smoking Home, Separate Entrance, Sump

	Pump(s), Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Microwave, Refrigerator, See Remarks, Stove(s), Washer/Dryer, Window Coverings, Oven
Heating	Baseboard, Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Corner Lot, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 28th, 2025
Days on Market	6
Zoning	R1

Listing Details

Listing Office	The Agency North Central Alberta
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