

\$379,900 - 138 Leigh Crescent, Fort McMurray

MLS® #A2208717

\$379,900

4 Bedroom, 2.00 Bathroom, 944 sqft

Residential on 0.13 Acres

Dickinsfield, Fort McMurray, Alberta

Welcome to 138 Leigh Crescent â€” a 4-bedroom, 2-bathroom bi-level located just steps from the scenic Birchwood Trails. The main level offers a functional layout with a bright living room, dining area, and kitchen equipped with a stove, fridge, microwave, and dishwasher. Two bedrooms and a recently updated full bathroom with a tub/shower combo complete the main floor.

Downstairs, you'll find two more bedrooms, another full bathroom, a spacious laundry room, and a large rec room with plenty of space for relaxing or entertaining. The home has been freshly painted in a neutral tone and features a brand new high-efficiency furnace for added value and efficiency.

Outside, the large fenced yard offers lots of space to enjoy the outdoors, including a fire pit, garden beds ready for summer planting, a large shed for storage, and an additional garden shed off the patio for your tools and equipment. The paved driveway provides ample parking, with room for all your toys â€” even a travel trailer. With direct access to year-round outdoor activities on the Birchwood Trails, this property is full of potential and just waiting for its next chapter.

Built in 1981

Essential Information



MLS® #	A2208717
Price	\$379,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	944
Acres	0.13
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	138 Leigh Crescent
Subdivision	Dickinsfield
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 1K6

Amenities

Parking Spaces	4
Parking	Driveway, Off Street

Interior

Interior Features	Kitchen Island, Separate Entrance
Appliances	Dishwasher, Dryer, Freezer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

Exterior

Exterior Features	Fire Pit, Private Entrance, Storage
Lot Description	Back Yard, Few Trees, Garden, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 7th, 2025
Days on Market	12
Zoning	R1

Listing Details

Listing Office	People 1st Realty
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