

# \$399,900 - 226 Windsor Drive, Fort McMurray

MLS® #A2256207

**\$399,900**

4 Bedroom, 2.00 Bathroom, 1,194 sqft

Residential on 0.08 Acres

Thickwood, Fort McMurray, Alberta

Welcome to 226 Windsor Drive! This stunning bi-level home situated in the heart of Thickwood had extensive renovation including a BEAUTIFUL REDONE KITCHEN in 2021, roof done 11 years ago, FURNACE and AC REPLACED IN 2024, siding replaced in 2012 and newer windows. As you walk in the front door, you will be welcome into the bright open concept with a spacious living room/dining room with engineered linoleum flooring and new kitchen featuring tile flooring, pendant lighting, quartz counter tops, Jos-Will cabinets, a huge island and double door build-in oven. Down the hall you will find a 4-piece bathroom, a good size bedroom and also the primary with plush carpet and his and hers closets with door to directly access the main bathroom. In the fully developed and renovated basement you have a large recreation room with plush carpet and a fireplace, a 3-piece bathroom with standup shower, 2 large bedrooms and a storage room. The backyard has a shed for extra storage and a firepit. Donâ€™t wait and book your appointment today!

Built in 1979

## Essential Information

MLS® #	A2256207
Price	\$399,900
Bedrooms	4
Bathrooms	2.00



Full Baths	2
Square Footage	1,194
Acres	0.08
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	226 Windsor Drive
Subdivision	Thickwood
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 4R3

### Amenities

Parking Spaces	2
Parking	Driveway, Off Street, RV Access/Parking

### Interior

Interior Features	Kitchen Island
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Electric Cooktop, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Lighting
Lot Description	Back Yard, Street Lighting, Yard Lights
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	September 11th, 2025
Days on Market	3
Zoning	R1S

## Listing Details

Listing Office	KIC Realty
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