

# \$550,000 - 276 Gravelstone Road, Fort McMurray

MLS® #A2245339

**\$550,000**

4 Bedroom, 4.00 Bathroom, 1,903 sqft

Residential on 0.11 Acres

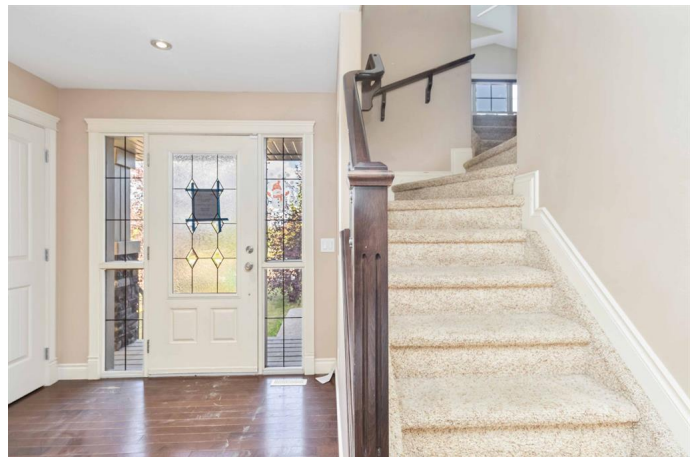
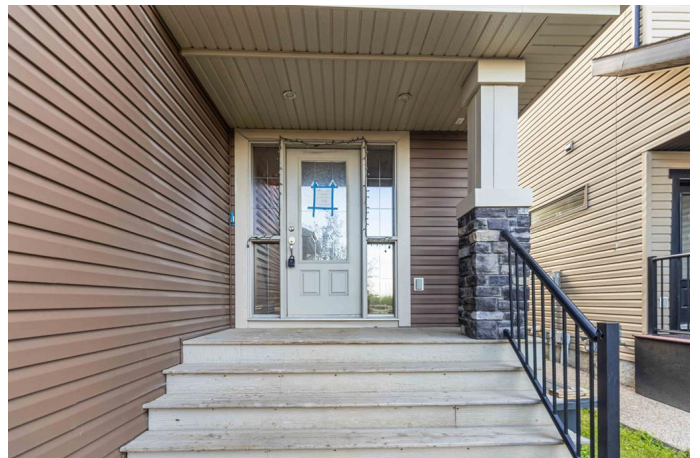
Stonecreek, Fort McMurray, Alberta

Introducing 276 Gravelstone Road: A STUNNING 4-bedroom, 3.5 bath home located in the highly desirable STONECREEK community. Thoughtfully designed with COMFORT and STYLE in mind, this home offers SCENIC RIVER VALLEY VIEWS, a STRIKING STONE FIREPLACE, and a BONUS ROOM above the ATTACHED DOUBLE GARAGE.

Inside, you're welcomed by a SPACIOUS FOYER and a BRIGHT, OPEN CONCEPT LAYOUT. The living room features a BEAUTIFUL FEATURE FIREPLACE that adds warmth and character while the KITCHEN offers a LARGE EAT-UP ISLAND, AMPLE STORAGE, GENEROUS COUNTER SPACE, and a SLEEK GLASS TILE BACKSPLASH.

The dining area overlooks the HUGE BACKYARD, which includes a LARGE DECK PERFECT FOR ENTERTAINING and space WHERE A HOT TUB COULD BE PERFECT for relaxing with friends and family. A POWDER ROOM and a PRACTICAL LAUNDRY/MUDROOM complete the main floor.

Upstairs, you'll find a VAULTED BONUS ROOM with a SECOND GAS FIREPLACE and BREATHTAKING VIEWS of the valley. The PRIMARY SUITE is a PRIVATE RETREAT with a WALK-IN CLOSET and a LUXURIOUS 5-PIECE ENSUITE featuring DOUBLE SINKS,



a JETTED TUB, and a SEPARATE SHOWER.  
Two additional SPACIOUS BEDROOMS and a  
FULL BATH complete the upper level.

The FULLY FINISHED BASEMENT is perfect  
for MOVIE NIGHTS, with a LARGE FAMILY  
ROOM WHERE A PROJECTOR AND  
SCREEN COULD BE PERFECT. There's  
also a FOURTH BEDROOM, a 3-PIECE  
BATH, and a VERSATILE DEN ideal for a  
SOUNDPROOF RECORDING BOOTH,  
EXTRA STORAGE, a HOME OFFICE, or a  
STUDY ROOM.

The GARAGE IS FULLY FINISHED AND  
HEATED, with a CONVENIENT DOOR that  
provides DIRECT ACCESS TO THE  
BASEMENT.

This PRIME LOCATION in Stonecreek is  
within WALKING DISTANCE to STONEY  
CREEK PLAZA, with CLOSE PROXIMITY to  
SITE AND CITY BUS STOPS, SCHOOLS,  
PARKS, and MORE.

This home, WITH A LITTLE BIT OF LOVE,  
can become a LUXURIOUS HOME for an  
UNBEATABLE DEAL. Schedule your showing  
today!

Property is being sold as is where is, no  
warranties or representations are being made.

Built in 2012

### **Essential Information**

MLS® #	A2245339
Price	\$550,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1

Square Footage	1,903
Acres	0.11
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	276 Gravelstone Road
Subdivision	Stonecreek
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K0X2

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Heated Garage, Off Street, Parking Pad, Garage Faces Front
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Open Floorplan, Pantry, Recessed Lighting, Vinyl Windows
Appliances	None
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Great Room, Living Room, Stone
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### Exterior

Exterior Features	Balcony, Lighting, Private Entrance, Private Yard
Lot Description	Front Yard, Level, Low Maintenance Landscape, Few Trees
Roof	Asphalt Shingle
Construction	Vinyl Siding

Foundation                  Poured Concrete

### **Additional Information**

Date Listed                  August 1st, 2025

Zoning                        R1S

### **Listing Details**

Listing Office                ROYAL LEPAGE BENCHMARK

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