

\$579,000 - 339 Prospect Drive, Fort McMurray

MLS® #A2257352

\$579,000

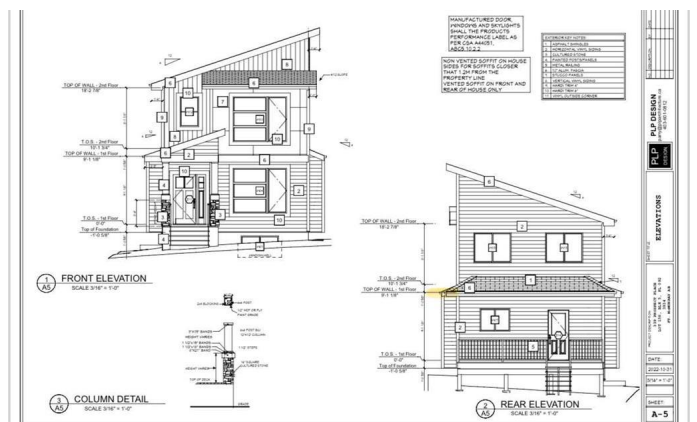
3 Bedroom, 3.00 Bathroom, 1,776 sqft
Residential on 0.07 Acres

Stonecreek, Fort McMurray, Alberta

FIRST-TIME HOME BUYERS CAN ALSO BENEFIT FROM THE FEDERAL GOVERNMENT'S 5% GST REBATE ON BRAND NEW HOMES! ELEGANCE AND SERENITY IN STONECREEK, FORT MCMURRAY! This stunning 2-storey custom pre-construction home, crafted by the prestigious Mann Builders, offers the perfect blend of luxury and tranquility. This is your unique opportunity to design a living space that truly reflects your style and preferences. Secure your spot early and enjoy the freedom of choosing your own tiles, flooring, siding, paint colors, and fixtures—making this home uniquely yours.

The main floor features an expansive open-concept layout, ideal for entertaining and family gatherings. The kitchen is a chef's dream, complete with quartz countertops and an appliance credit, allowing you to select your preferred appliances. A versatile den on the main floor can serve as an office or bedroom, adding even more flexibility to your living space. Upstairs, the luxurious primary suite offers a spa-like retreat with an ensuite that includes the option for a relaxing soaker tub—perfect for unwinding at the end of the day.

For those seeking additional flexibility, the basement can be developed into a legal suite, providing extra living space or potential rental income.



Don't miss this rare opportunity to build your dream home with Mann Builders in one of Fort McMurray's most sought-after neighborhoods!

Built in 2025

Essential Information

MLS® #	A2257352
Price	\$579,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,776
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	339 Prospect Drive
Subdivision	Stonecreek
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 0T8

Amenities

Parking Spaces	3
Parking	Parking Pad, Gravel Driveway

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry, Quartz Counters, See Remarks, Separate Entrance, Soaking Tub, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
-------------------	--

Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Tile
Has Basement	Yes
Basement	Exterior Entry, See Remarks, Unfinished

Exterior

Exterior Features	Private Yard, Barbecue
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete, See Remarks

Additional Information

Date Listed	September 15th, 2025
Days on Market	50
Zoning	R1S

Listing Details

Listing Office	RE/MAX Connect
----------------	----------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.