

\$480,000 - 189 Shalestone Way, Fort McMurray

MLS® #A2221258

\$480,000

5 Bedroom, 4.00 Bathroom, 1,681 sqft
Residential on 0.13 Acres

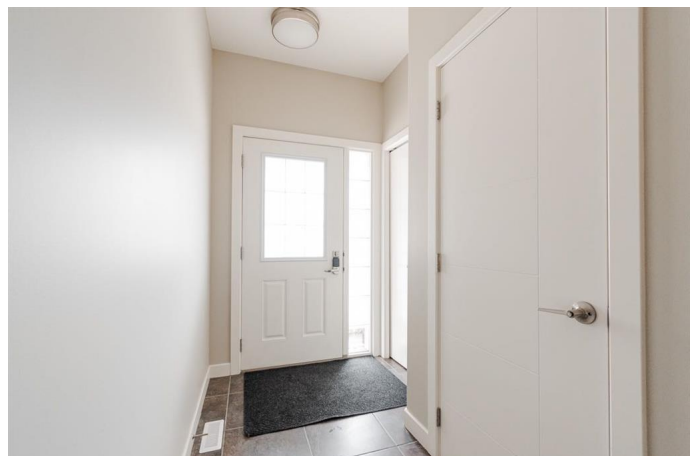
Stonecreek, Fort McMurray, Alberta

Open House: Saturday, May 24th | 1:30 PM
â€“ 3:00 PM - Welcome to 189 Shalestone
Way: Perfectly positioned along a lush tree line
with mature trees in the yard offering privacy
and a picturesque backdrop, this beautifully
maintained home delivers the best of modern
living in a serene, nature-filled setting. With a
dreamy backyard oasis, fresh paint on the top
two levels, a separate-entry basement, and
incredible value for the price, this property is
truly a standout in the market.

Tucked into the sought-after community of
Stonecreek Landing, youâ€™re just steps
from scenic walking trails, neighbourhood
parks, and all the conveniences of the nearby
Stonecreek Plaza, with easy access to
restaurants, shopping, and the
highwayâ€™ideal for commuters.

From the moment you arrive, the peaceful
setting captures your attention. The
landscaped backyard is designed for outdoor
enjoyment with a sunny deck that fits both a
fire table and outdoor living furniture, a
dedicated hot tub pad, and a private pathway
that leads into the treed green space beyond.
Whether you're entertaining friends or enjoying
a quiet morning coffee, this yard is your
personal escape.

Inside, the home welcomes you with an
open-concept main floor that has been freshly
painted and features warm hardwood flooring
throughout. A cozy gas fireplace adds charm
to the living room, which flows seamlessly into



the spacious dining area and kitchen. The kitchen is equipped with stainless steel appliances including a new dishwasher (2023), a corner pantry, and a large eat-up island—perfect for gathering, cooking, and everyday living.

Upstairs, new carpet adds comfort underfoot across three generous bedrooms. The primary suite offers a peaceful retreat with a walk-in closet and ensuite bathroom, while the upstairs laundry adds convenience. The fresh, cohesive aesthetic throughout the top two levels enhances the home’s move-in-ready appeal.

Downstairs, the fully developed basement features a separate entrance, two additional bedrooms, a full bathroom, and a wet bar, offering flexibility for multi-generational living, guests, or rental income. Currently rented month-to-month for \$1,100, it’s an excellent mortgage helper without compromising the integrity of the main home. Additional features include brand-new central A/C (2024) to keep you cool all summer long and immediate availability so you can start enjoying the season right away.

In one of Fort McMurray’s most desirable newer communities, 189 Shalestone Way offers privacy, comfort, and functionality—all at a price point that’s hard to beat. Book your private tour today and discover everything this exceptional home has to offer.

Built in 2016

Essential Information

MLS® #	A2221258
Price	\$480,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1

Square Footage	1,681
Acres	0.13
Year Built	2016
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	189 Shalestone Way
Subdivision	Stonecreek
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 0T6

Amenities

Parking Spaces	2
Parking	Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Parking Pad, Single Garage Attached
# of Garages	1

Interior

Interior Features	Central Vacuum, Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	BBQ gas line, Other
Lot Description	Back Yard, Backs on to Park/Green Space, Few Trees, Front Yard, Greenbelt, Landscaped, Lawn, No Neighbours Behind, Rectangular Lot,

	Treed, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2025
Days on Market	8
Zoning	R2

Listing Details

Listing Office	The Agency North Central Alberta
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