

# \$849,900 - 209 Pintail Place, Fort McMurray

MLS® #A2240114

**\$849,900**

5 Bedroom, 4.00 Bathroom, 2,064 sqft

Residential on 0.12 Acres

Eagle Ridge, Fort McMurray, Alberta

Welcome to 209 Pintail Place: Tucked into a quiet cul-de-sac in Eagle Ridge, this elegant home pairs timeless design with modern luxury. Featuring a heated Triple Car Garage, a New Custom Jos-Willâ€™s Kitchen, and over 2,800 sq/ft of thoughtfully designed living space, every detail has been curated for both style and comfortâ€”making this property a true standout.

The wide pie-shaped lot offers privacy and versatility. The triple car garage is fully finished with insulation, heat, and painted interiors, providing the perfect space for your vehicles, recreational gear, or a home gym. A charming covered front porch sets the tone for the inviting, light-filled spaces that await inside. Step into a grand front entry with an oversized landing, natural light from three windows, and an overhead statement chandelier. The main living area unfolds just a few steps up, where wide plank luxury vinyl flooring in a soft white oak tone creates an airy, cohesive feel throughout the top two levels. The living room is anchored by a gas fireplace with a marble surround, flanked by custom wood built-ins that add warmth and refinement.

The custom kitchen by Jos-Willâ€™s is the heart of the home, blending classic white floor-to-ceiling cabinetry with a richly toned wood island and brushed gold hardware. High-end stainless steel appliances, modern pendant lighting, granite countertops, and a walk-in pantry complete the spaceâ€”offering both functionality and beauty. The adjacent



dining area flows seamlessly to the back deck, where youâ€™ll find a tranquil outdoor retreat framed by beautiful gardens, a pergola, privacy wall, and additional yard space along the side.

Upstairs, a generous bonus room with vaulted ceilings and a beautiful wallpaper feature wall provides a perfect second living area for family or gatherings. A private wing hosts two spacious bedrooms and a four-piece bathroom, while the primary suite is a calming haven featuring double door entry, a beaded chandelier, a walk-in closet, and perfectly appointed five-piece ensuite with granite counters, a jet tub, and a glass-enclosed shower.

The fully developed basement offers even more versatility with a wet bar and wine fridge, ideal for hosting or relaxing. Two additional bedrooms, a full bathroom, and a second laundry hookup make the lower level perfect for extended family or guestsâ€”offering comfort, privacy, and separate access through the garage.

Move-in ready and meticulously maintained, this is a rare opportunity to own a high-end home in one of Fort McMurrayâ€™s most sought-after neighbourhoodsâ€”just steps from schools, walking trails, restaurants, and more. Schedule your private tour today and experience the exceptional lifestyle this home has to offer.

Built in 2011

**Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | A2240114  |
| Price      | \$849,900 |
| Bedrooms   | 5         |
| Bathrooms  | 4.00      |
| Full Baths | 3         |
| Half Baths | 1         |

|                |             |
|----------------|-------------|
| Square Footage | 2,064       |
| Acres          | 0.12        |
| Year Built     | 2011        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 209 Pintail Place |
| Subdivision | Eagle Ridge       |
| City        | Fort McMurray     |
| County      | Wood Buffalo      |
| Province    | Alberta           |
| Postal Code | T9K 0P9           |

### Amenities

|                |                                                                                                                                                       |
|----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|
| Parking Spaces | 6                                                                                                                                                     |
| Parking        | Aggregate, Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Parking Pad, Triple Garage Attached, Front Drive, Insulated, Side By Side |
| # of Garages   | 3                                                                                                                                                     |

### Interior

|                   |                                                                                                                                                                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Central Vacuum, Closet Organizers, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s), Wet Bar, Chandelier, Sump Pump(s), Tankless Hot Water |
| 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, Mantle, Marble                                                                                                                                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                                                                                                                                                             |
| Basement          | Exterior Entry, Finished, Full                                                                                                                                                                                                                                                  |

### Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | Private Yard |
|-------------------|--------------|

|                 |                                                                                        |
|-----------------|----------------------------------------------------------------------------------------|
| Lot Description | Back Yard, Cul-De-Sac, Few Trees, Front Yard, Garden, Landscaped, Lawn, Pie Shaped Lot |
| Roof            | Asphalt Shingle                                                                        |
| Construction    | Vinyl Siding                                                                           |
| Foundation      | Poured Concrete                                                                        |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 87              |
| Zoning         | R1              |

### **Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | The Agency North Central Alberta |
|----------------|----------------------------------|

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