



## 117 Ross Street Fort McMurray Alberta

\$245,000

What an Opportunity!! NO CONDO FEES Townhouse in Thickwood, close to schools, shopping, bus routes, green space, and more! This 4 Bedroom 2.5 Bathroom Townhouse is MOVE IN READY at an affordable price of just under \$250,000. As you enter you are welcomed by a living room leading to the dining and kitchen area that offers an extra space for breakfast nook or your home office. The main level of this home also offers a tucked away 2pc bathroom, great for guests! Heading upstairs, this home offers generous size 3 bedrooms and a full bathroom. The basement is fully developed and offers a bedroom and a full bath. There is a lot of storage space in the basement. The backyard has a partially covered deck and a shed for additional storage. The furnace and the hot water tank were replaced in 2018. The furniture in the house is negotiable. Call today to book a personal viewing. (id:6769)

Bedroom 14.67 Ft x 12.67 Ft

3pc Bathroom 5.42 Ft x 6.67 Ft

Storage 5.67 Ft x 3.67 Ft

Furnace 15.92 Ft x 6.58 Ft

Living room 13.33 Ft x 10.75 Ft

Dining room 12.67 Ft x 9.00 Ft

Kitchen 7.42 Ft x 9.33 Ft

Breakfast 7.42 Ft x 4.92 Ft

2pc Bathroom 4.92 Ft x 4.50 Ft

Bedroom 9.08 Ft x 10.33 Ft

Bedroom 9.42 Ft x 10.25 Ft

Bedroom 9.08 Ft x 12.50 Ft

4pc Bathroom 8.33 Ft x 5.00 Ft

Listing Presented By:



Originally Listed by:  
EXP REALTY

**RE/MAX**

**RE/MAX Fort McMurray**

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