



# 136 Sandpiper Road Fort McMurray Alberta

\$224,900

Beautiful 2-bedroom, 2-bathroom condo is an absolute gem. East-facing, it offers privacy, tranquillity, and ample natural light. Lovely Covered Balcony you'll enjoy the luxury of outdoor space to relax and unwind with a gas hookup for BBQ. The condo comes with two parking stalls one located underground with storage, heated, close to the elevator—a perfect feature for those colder months and one surface close to the stairwell. Step into this spacious home to find a lovely kitchen with an eat-up bar and 2 pantries that are ready to be utilized for your culinary adventures. The master bedroom has a large walk-through closet with organizers and a private ensuite. The second bedroom also features a walk-through closet with organizers that provides an abundance of storage space, allowing you to keep your belongings organized effortlessly and leads to the washroom. This home features a large in-suite laundry room and is fully furnished. Lots of closets for storage. Residents of this condominium complex have exclusive access to gyms, a playground, a social room, and even a car wash facility. And if that isn't enough, you'll be captivated by the beautiful view of nearby parks surrounding the building. The condo itself is spaciouly designed, ensuring comfort and freedom of movement throughout. Safety is a top priority, as the building features a secure entrance with elevators. Additionally, each floor is secure, providing residents with peace of mind and a sense of privacy. The concrete cast construction of the building promotes additional sound barrier. This condo offers the perfect blend of modern upgrades, convenience, and a welcoming community. Don't miss out on this fantastic opportunity to make this 2-bedroom, 2-bathroom condo your dream home! Located in sought-after Eagle Ridge - one of Fort McMurray's newest and contemporary neighbourhoods. Bordered by the stunning...

4pc Bathroom 4.83 Ft x 9.92 Ft  
 4pc Bathroom 10.00 Ft x 4.92 Ft  
 Bedroom 10.75 Ft x 18.33 Ft  
 Dining room 17.58 Ft x 10.08 Ft

Kitchen 10.08 Ft x 8.25 Ft  
 Laundry room 8.00 Ft x 4.42 Ft  
 Living room 12.33 Ft x 15.25 Ft  
 Primary Bedroom 10.25 Ft x 16.83 Ft

Listing Presented By:



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COLDWELL BANKER UNITED

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