



200 Richard Street Fort McMurray Alberta

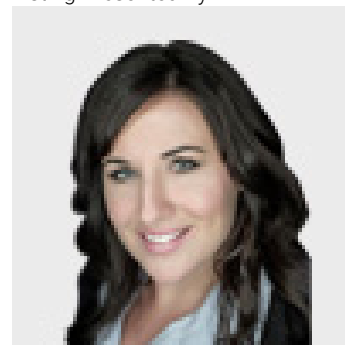
\$124,900

Welcome home! Welcome to this exceptional condo boasting over 996 sq. ft. of living space. This unique 2-bedroom, 2-bathroom condo stands out for its rare TWO parking stalls—one secure, heated underground spot and one conveniently located just outside the building's front entrance. Designed for privacy and tranquility, this unit has only one shared wall with a neighbor, with the other side facing a hallway—minimizing noise from adjacent units. Plus, being situated above the building's meeting room, there's no need to worry about disturbing anyone below, making it an excellent choice for families with kids, pet owners, or anyone who values peace and quiet. Inside, the functional and spacious floor plan features a bright living area that extends to a private balcony, perfect for enjoying the fresh air. The primary bedroom includes a walk-through closet leading to a private 4-piece ensuite, while the second bedroom is conveniently located right next to the main bathroom, ensuring privacy—great for guests, roommates, or a home office. In-suite laundry adds to the convenience of this home. The secure building includes a fitness facility and is located in a prime downtown location. You'll be within walking distance to MacDonald Island Park, shopping, restaurants, public transit, and scenic riverfront trails. Whether you're a first-time homebuyer, investor, or someone looking for a well-located home with great potential, this condo is a fantastic opportunity. (id:6769)

4pc Bathroom 5.00 Ft x 7.50 Ft
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Bedroom 14.83 Ft x 11.17 Ft
Dining room 14.00 Ft x 16.08 Ft

Kitchen 7.58 Ft x 8.25 Ft
Laundry room 5.58 Ft x 8.00 Ft
Living room 13.25 Ft x 12.42 Ft
Primary Bedroom 14.00 Ft x 11.08 Ft

Listing Presented By:



Originally Listed by:
Royal LePage Benchmark

RE/MAX

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