



THE  
A-TEAM

RE/MAX  
FIRST

**264 SHALESTONE Way, Fort McMurray T9K 0T5**

MLS® #: **A2106675**

Area: **Stonecreek**

Listing Date: **02/08/24**

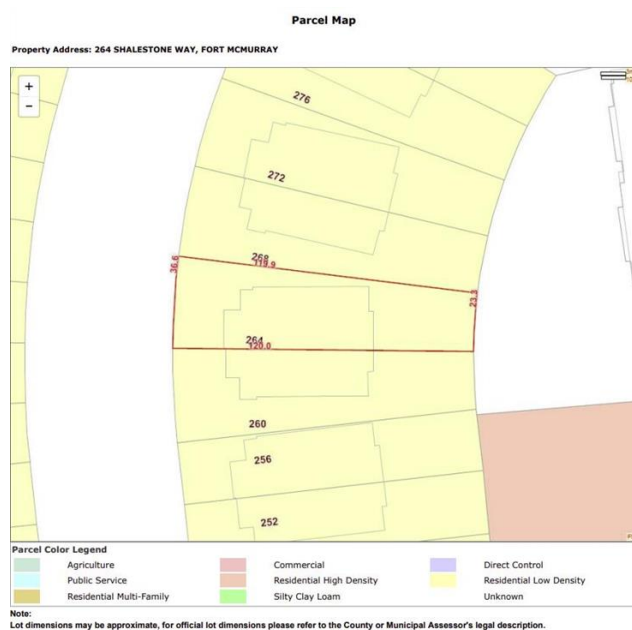
List Price: **\$99,000**

Status: **Active**

County: **Wood Buffalo**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type:

Sub Type:

City/Town:

Year Built:

Lot Information

Lot Sz Ar:

Lot Shape:

Access:

Lot Feat:

Park Feat:

**Land**

**Residential Land**

**Fort McMurray**

**0**

**3,585 sqft**

Finished Floor Area

Abv Sqft:

**0**

Low Sqft:

Ttl Sqft:

DOM

**98**

Layout

Beds:

**0**

Baths:

**0.0 (0 0)**

Style:

Parking

Ttl Park:

**0**

Garage Sz:

Utilities and Features

Roof:

Heating:

Sewer:

Ext Feat:

Kitchen Appl:

Int Feat:

Utilities:

Construction:

Flooring:

Water Source:

Fnd/Bsmt:

Room Information

Room

Level

Dimensions

Room

Legal/Tax/Financial

Level

Dimensions

Title:  
**Fee Simple**  
Legal Desc:

**0923934**

Zoning:  
**R2**

Remarks

Pub Rmks: **OPPORTUNITY KNOCKS! LOT FOR SALE IN STONE CREEK! Check out this opportunity to build your own home on this cleared lot. The frontage of this lot is 36.6 FEET and the depth is 120 FEET. The previous structure on this lot was a duplex home. The former home had a basement suite with a WALK-OUT basement, a large yard, and a front attached GARAGE. The lot beside it has already built a single-family home on it. Act now before it's gone for your chance to build your dream home.**

Inclusions: **N/A**  
Property Listed By: **EXP REALTY**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (780) 804-4800**

