



THE
A-TEAM

**RE/MAX
FIRST**

14921 MACDONALD Drive #411, Fort McMurray T9H4H3

MLS®#: **A2186398**

Area: **Downtown**

Listing Date: **01/12/25**

List Price: **\$47,900**

Status: **Active**

County: **Wood Buffalo**

Change: **-\$7k, 11-Feb**

Association: **Fort McMurray**



General Information

Prop Type: **Residential Apartment**
Sub Type: **Fort McMurray**
City/Town: **Fort McMurray**
Year Built: **1972**

Finished Floor Area
Abv Sqft: **910**
Low Sqft:
Ttl Sqft: **910**

DOM

41
Layout
Beds: **2 (2)**
Baths: **1.0 (1 0)**
Style: **Apartment**

Lot Information

Lot Sz Ar:
Lot Shape:

Parking

Ttl Park: **1**
Garage Sz:

Access:

Lot Feat:
Park Feat: **Stall**

Utilities and Features

Roof:
Heating: **Hot Water**
Sewer: **Public Sewer**
Ext Feat: **Balcony**

Construction: **See Remarks**
Flooring: **Laminate, Linoleum**
Water Source: **Public**
Fnd/Bsmt:

Kitchen Appl: **See Remarks**
Int Feat: **See Remarks**
Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Main	0`0" x 0`0"	Living Room	Main	11`11" x 21`2"
Kitchen	Main	8`1" x 7`7"	Bedroom	Main	8`3" x 12`7"
Bedroom - Primary	Main	10`1" x 16`1"	Storage	Main	9`0" x 5`3"
Dining Room	Main	8`5" x 16`2"			

Legal/Tax/Financial

Condo Fee:

Title:

Zoning:

\$817

Fee Simple
Fee Freq:
Monthly

BOR1

Legal Desc: **1122235**

Remarks

Pub Rmks: **FANTASTIC 4th floor unit, 2 BEDROOM, 1 BATH CONDO UNIT, located in a PRIME location of downtown! If you are looking for an affordable place to call home, then BRING YOUR CHEQUE BOOK AND MOVE RIGHT IN! Price to sell, this is one unit that you don't want to miss out on! IMMEDIATE POSSESSION AVAILABLE. CALL TODAY!**

Inclusions: **FRIDGE, STOVE**

Property Listed By: **RE/MAX Connect**

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





