



THE
A-TEAM

**RE/MAX
FIRST**

111 CHARLES Avenue #410, Fort McMurray T9H 1R3

MLS® #: **A2208937**

Area: **Downtown**

Listing Date: **04/04/25**

List Price: **\$78,500**

Status: **Active**

County: **Wood Buffalo**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type:

Residential

Sub Type:

Apartment

City/Town:

Fort McMurray

Year Built:

1973

Lot Information

Lot Sz Ar:

Lot Shape:

Finished Floor Area

Abv Sqft:

872

Low Sqft:

Ttl Sqft:

872

DOM

15

Layout

Beds:

2 (2)

Baths:

1.0 (1 0)

Style:

**Apartment-Single
Level Unit**

Parking

Ttl Park:

1

Garage Sz:

Access:

Lot Feat:

Park Feat:

Off Street

Utilities and Features

Roof:

Heating: **Baseboard,Hot Water**

Sewer:

Ext Feat: **Other**

Construction:

Concrete,Wood Frame

Flooring:

Vinyl Plank

Water Source:

Fnd/Bsmt:

Kitchen Appl:

Electric Stove,Microwave,Refrigerator

Int Feat:

Storage

Utilities:

Room Information

Room

Level

Dimensions

Room

Legal/Tax/Financial

Level

Dimensions

Condo Fee:

\$635

Title:

Fee Simple

Fee Freq:

Monthly

Zoning:

CBD1

Legal Desc:

9926424

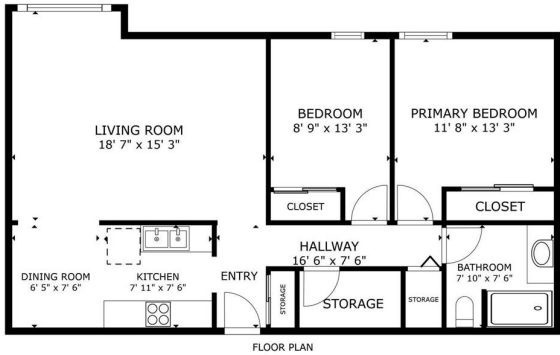
Remarks

Pub Rmks:

MOVE IN READY AND THEN SOME! Tucked away downtown, this 2 bedroom, 1 bathroom condo must be seen to be believed! Meticulously renovated and maintained it is the perfect starter home or rental. This one won't last long!

Inclusions: **Fridge, Stove, Microwave**
Property Listed By: **People 1st Realty**

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



FLOOR PLAN SEE MEASUREMENTS
TOTAL: 800 sq. ft.
DIMENSIONS AND CORRESPONDING ARE APPROXIMATE, ACTUAL MAY VARY

Matterport





