

\$254,900 - 113 Grandview Crescent, Fort McMurray

MLS® #A2205040

\$254,900

3 Bedroom, 2.00 Bathroom, 1,520 sqft
Residential on 0.09 Acres

Gregoire Park, Fort McMurray, Alberta

What a great find...3 bedrooms with a den/office (*can be used as Bedroom 4) located in the heart of Gregoire, close to all amenities within walking distance. This unit has central AC (with new a 5 ton compressor), custom window coverings throughout, new asphalt parking at front with additional stall behind fencing, close to bus stops and 2 sheds outside for storage. Master Bedroom has a fantastic 5 piece ensuite with bright windows and tons of counterspace/cabinets, lots of cabinetry in kitchen with updated appliances, separate broom closet and large deck outside with gazebo. Seller has updated shut off valves on all sinks in unit

Built in 2009

Essential Information

MLS® #	A2205040
Price	\$254,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,520
Acres	0.09
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	Modular Home
Status	Active



Community Information

Address	113 Grandview Crescent
Subdivision	Gregoire Park
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 4X5

Amenities

Amenities	Playground
Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Ceiling Fan(s), No Smoking Home, Open Floorplan, See Remarks, Storage
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, See Remarks, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Storage
Lot Description	Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding
Foundation	Block

Additional Information

Date Listed	March 21st, 2025
Days on Market	43
Zoning	RMH-2

Listing Details

Listing Office	ALBERTA PROPERTY MANAGEMENT
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.