

\$292,000 - 605, 136a Sandpiper Road, Fort McMurray

MLS® #A2267931

\$292,000

2 Bedroom, 2.00 Bathroom, 1,188 sqft

Residential on 0.00 Acres

Eagle Ridge, Fort McMurray, Alberta

Experience the pinnacle of condo living in this stunning top-floor penthouse at The Peaks at Eagle Ridge. This rare and sought-after corner unit offers exceptional privacy, breathtaking panoramic views, and a refined, low-maintenance lifestyle in one of Fort McMurray's most desirable communities. With two spacious bedrooms, two bathrooms, and two private patios—one complete with elegant cast aluminum furnishings and a natural gas hookup—this home is thoughtfully designed for comfort, convenience, and elegance.

Step into a bright and airy open-concept layout enhanced by elevated 9-foot ceilings that add a sense of grandeur and openness throughout. These ceilings not only increase the feeling of space but also allow for better light flow and airiness, making the home feel even more expansive and inviting. Expansive windows flood the interior with natural light and perfectly frame the sweeping views of the surrounding landscape.

The modern galley-style kitchen features upgraded countertops, a stylish backsplash, newer appliances, pantry, and an eat-up breakfast bar—ideal for casual dining or entertaining. The generous primary bedroom includes a walk-through closet and a private ensuite, while the second bedroom offers ample space and direct access to the main bathroom, making it ideal for guests or a home office. In-suite laundry with an upgraded washer and dryer adds to the everyday



convenience.

Refined features throughout the unit include stunning engineered hardwood flooring, custom blinds, newer paint, updated lighting, and the recently installed Telus Fibre Optic service for high-speed internet. Enjoy year-round comfort with air conditioning and a gas BBQ hookup and step out onto either of the two private patios facing east and south to relax or entertain while taking in the panoramic views.

Built with concrete construction, the building offers superior soundproofing and enhanced peace of mind with secure access and restricted floor entry. Residents of The Peaks enjoy a wide range of amenities, including two fitness rooms, a social lounge, games room, children's playground, car wash bay in the underground parkade, pop up access from parkade to bus stops and is pet friendly. Comes with one secure underground parking stall with a storage locker # 206 and one conveniently located energized surface stall #229.

Located just steps from the Birchwood Trails, serene ponds, walking paths, shopping, dining, schools and Landmark Cinemas, and quick connected access to Stoney Creek. This home seamlessly blends natural beauty with urban convenience. This exceptional penthouse is truly one of a kind "luxurious, private, and maintenance-free, with unmatched views and lifestyle amenities. Don't miss the opportunity to call this elevated retreat your home.

Built in 2007

Essential Information

MLS® #	A2267931
Price	\$292,000
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,188
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	605, 136a Sandpiper Road
Subdivision	Eagle Ridge
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9K 0J7

Amenities

Amenities	Park, Car Wash, Elevator(s), Fitness Center, Golf Course, Parking, Playground, Party Room, Recreation Facilities, Recreation Room, Secured Parking, Service Elevator(s), Snow Removal, Storage, Trash, Visitor Parking
Utilities	High Speed Internet Available, See Remarks
Parking Spaces	2
Parking	Parkade, See Remarks, Secured, Stall, Titled, Underground

Interior

Interior Features	Laminate Counters, See Remarks, Storage, Walk-In Closet(s), Elevator
Appliances	Central Air Conditioner, Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Natural Gas, Hot Water, Radiant
Cooling	Central Air
# of Stories	6

Exterior

Exterior Features	BBQ gas line, Balcony, Playground, Storage
Construction	Concrete

Additional Information

Date Listed	November 4th, 2025
Days on Market	3
Zoning	R5

Listing Details

Listing Office	COLDWELL BANKER UNITED
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