

**111, 100 Richard Street
Fort McMurray, Alberta**

MLS # A2268725



\$109,900

Division:	Downtown		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	851 sq.ft.	Age:	2003 (23 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 636
Basement:	-	LLD:	-
Exterior:	See Remarks	Zoning:	BOR1
Foundation:	Poured Concrete	Utilities:	-
Features:	Elevator		

Inclusions: FRIDGE, STOVE, DISHWASHER, MICROWAVE, WASHER, DRYER, ALL WINDOW BLINDS

INVESTOR ALERT! SMOKIN' DEAL! This beautiful condo is awaiting new owners! Nestled in the heart of downtown is the **PERFECT** 2 bedroom 2 bath condo. If you are looking for affordable living then look no further. Amazing opportunity to buy at an Amazing Price! Call now to view. Comes with appliances and 1 underground heated parking stall. Within walking distance to shopping, bus route, MacDonald Island Park, Golfing and more! 24 hours notice required for all showings. Possession available for January 1, 2026.