

# \$290,000 - 1 Pond Crescent, Fort McMurray

MLS® #A2181022

**\$290,000**

3 Bedroom, 2.00 Bathroom, 1,089 sqft  
Residential on 0.09 Acres

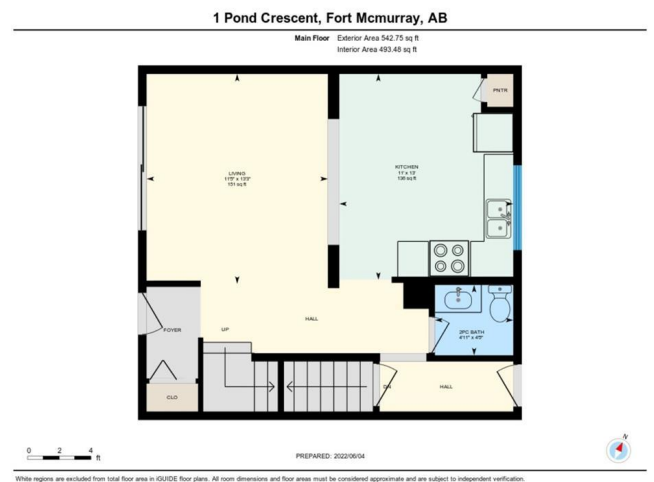
Downtown, Fort McMurray, Alberta

1 Pond Cres has lots of upgrades to it. It's a perfect starter home for a growing family. The location is good close to shopping, trails, buses, hospital and grocery stores. This home is move in ready. Both bathrooms have been renovated. The basement has been upgraded. There is tons of parking, the garage is as is. So many great and amazing features in this three bedroom fully developed home. New roof, furnace, hot water tank and electrical panel. Inclusions: fridge, stove, microwave, washer, dryer and window coverings. It's ready for its new owners! Watch the video tour and 360 tour to get a better look at this property.

Built in 1967

## Essential Information

MLS® #	A2181022
Price	\$290,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,089
Acres	0.09
Year Built	1967
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side



Status	Active
--------	--------

## Community Information

Address	1 Pond Crescent
Subdivision	Downtown
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 1N7

## Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Open Floorplan
Appliances	Microwave, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	November 29th, 2024
Days on Market	135
Zoning	FRA1

## Listing Details

Listing Office	RE/MAX Connect
----------------	----------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.