



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

500, 13221 Macdonald Drive
Fort McMurray, Alberta

MLS # A2297768



\$68,900

Division:	Downtown		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	672 sq.ft.	Age:	1972 (54 yrs old)
Beds:	2	Baths:	1
Garage:	Underground		
Lot Size:	0.00 Acre		
Lot Feat:	Landscaped		

Heating:	Hot Water	Water:	Public
Floors:	Laminate	Sewer:	Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 661
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	BOR1
Foundation:	Poured Concrete	Utilities:	Cable, Electricity, Natural Gas, Phone
Features:	See Remarks		

Inclusions: FRIDGE, STOVE

Investor Alert! Prime location in downtown, with views of the courtyard and the River. Corner condo unit features 2 bedrooms, 1 bath and has been refurbished making this home feel stylish with a modern flare. Located on the 5TH floor of the Tower 2 high rise this Building has elevator, security, leisure centre and on-site convenience store. Includes Fridge, stove and underground covered parking stall(titled). Tenants in place on month-month. 24 hour notice required (mon-sat) for showings.