



GRASSROOTS
REALTY GROUP

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**216 Grenfell Crescent
Fort McMurray, Alberta**

MLS # A2307693



\$149,900

Division:	Gregoire Park		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,146 sq.ft.	Age:	1970 (56 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad, RV Access/Parking, Single Garage Detached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 335
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RMH-2
Foundation:	Pillar/Post/Pier	Utilities:	-
Features:	See Remarks		

Inclusions: Fridge, oven , washer/dryer, dishwasher, microwave

Welcome to this well-maintained and affordable 3-bedroom, 2-bathroom mobile home located in the desirable community of Grégoire Park! Priced at just \$149,900, this property offers incredible value for first-time buyers, investors, or those looking to downsize without sacrificing space or convenience. Inside, you’ll find a functional and comfortable layout with plenty of natural light throughout. A major highlight is the second bathroom, which was added in 2025, providing added comfort and practicality for families or guests. Step outside to enjoy a spacious backyard—perfect for relaxing, entertaining, or letting the kids and pets play. The property also features a garage for extra storage or parking, along with dedicated RV parking for all your recreational needs. Ideally situated close to parks, schools, and scenic walking trails, this home offers a great balance of lifestyle and location. Whether you’re looking to get into the market or expand your investment portfolio, this is an opportunity you won’t want to miss!