



GRASSROOTS
REALTY GROUP

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205, 290 Plamondon Drive
Fort McMurray, Alberta

MLS # A2330639



\$159,900

Division:	Timberlea		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	901 sq.ft.	Age:	2006 (20 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 778
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	R3
Foundation:	-	Utilities:	-
Features:	Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Storage		

Inclusions: Fridge, Stove, Dishwasher, Washer/Dryer (Stacked), OTR Microwave, Window Coverings, (1) garage remote

Welcome to 290 Plamondon Way in the highly desirable Winchester Greens, where comfort, convenience, and nature come together. Perfectly situated beside scenic walking trails leading directly to Stonecreek Plaza and just steps from the popular Windmill Park, this well maintained condo offers an unbeatable lifestyle with shopping, dining, and outdoor recreation right outside your door. Unit 205 features 2 spacious bedrooms, 2 full bathrooms, and a bright, open concept layout designed for comfortable everyday living. The functional kitchen offers an abundance of cabinetry, a convenient eat up breakfast bar, a new dishwasher (2025), and seamlessly connects to the spacious dining area, making it ideal for entertaining family and friends. The inviting living room is filled with natural light from the large windows and is centred around a cozy electric fireplace, creating the perfect place to relax. One of the standout features of this home is its peaceful setting. BACKING ONTO MATURE TREES, you'll enjoy beautiful, private views from both the balcony and the bedrooms, providing a tranquil backdrop that is rarely found in condo living. The spacious primary bedroom features its own patio access and a walk through closet leading to a private 4-piece ensuite, while the second bedroom is generously sized and conveniently located next to another full bathroom, making it ideal for guests, a roommate, or a home office. Additional highlights include a large in-suite laundry room with plenty of storage, a heated underground titled parking stall, and the option to rent a second stall if desired. Recent updates include a new dishwasher (2025) and new washer and dryer (2020). Condo fees include heat and water, making this an excellent opportunity to own a spacious, low maintenance home in one of Fort McMurray's most sought after condo communities.

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