



GRASSROOTS
REALTY GROUP

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338, 200 Richard Street
Fort McMurray, Alberta

MLS # A2241981



\$129,000

Division:	Downtown		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	906 sq.ft.	Age:	2001 (24 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Radiant	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 689
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	BOR1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features		

Inclusions: fridge, stove, OTR microwave, dishwasher, washer dryer

Attention Investors ! This freshly painted 2 bedroom 2 bathroom unit is for sale with rental income in place ! The Carrington Promenade is sought after for the amenities like underground parking and on site gym. With walking distance to shopping and MacDonald Island this building is great for rentals . Apt 338 has newer appliances in the last yr and fresh paint. Lovely and clean. Cozy with a fireplace in the living room. Carpet free home. Laundry in unit with a large storage area. Views towards the river. 1 underground Parking stall also included.