



GRASSROOTS
REALTY GROUP

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14, 711 Beacon Hill Drive Drive
Fort McMurray, Alberta

MLS # A2255717



\$210,000

Division:	Beacon Hill		
Type:	Residential/Other		
Style:	2 Storey, Attached-Side by Side		
Size:	1,050 sq.ft.	Age:	2016 (9 yrs old)
Beds:	3	Baths:	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	Back Yard, Front Yard, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 319
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R3
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Quartz Counters		

Inclusions:	None
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Town House Condo located in Beacon Hill. Southridge Townhome Condos. A 2016 rebuild. 3 bedroom, 1 bath, 2 storey townhome, Upgraded Luxury Vinyl Plank flooring, Quartz counter tops. The main floor features a spacious kitchen with upgraded appliances, Grey kitchen cabinetry topped with gorgeous quartz counters and back splash. The living room is large for those family gatherings. Dining room is beside the living room so you can have the entire family in one area. The back entry leads to a landscaped fully fenced backyard. On the 2nd level you will find 3 good sized bedrooms and a upgraded 4-piece bathroom with quartz countertop. The Primary bedroom will fit a King-sized bedroom set and has a large double closet. There are two additional bedrooms that complete this level. The basement is un-finished leaving a whole area for storage or a play area for the kids. Laundry is located in the basement. 1 car parking at the front of the home. Visitor parking is directly across from this unit.