



GRASSROOTS
REALTY GROUP

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**392 Gregoire Crescent
Fort McMurray, Alberta**

MLS # A2257379



\$299,900

Division:	Gregoire Park		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	1,406 sq.ft.	Age:	2011 (15 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad, Single Garage Detached		
Lot Size:	0.09 Acre		
Lot Feat:	See Remarks		

Heating:	Central
Floors:	Laminate
Roof:	Asphalt
Basement:	None
Exterior:	Vinyl Siding
Foundation:	Block
Features:	Closet Organizers, High Ceilings, Jetted Tub

Water:	-
Sewer:	-
Condo Fee:	\$ 335
LLD:	-
Zoning:	RMH-2
Utilities:	-

Inclusions: na

This welcoming open-concept home combines comfort and convenience with three spacious bedrooms and two full bathrooms. The kitchen is designed for both function and style, offering plenty of cupboard space, a pantry, and even a wine fridge for entertaining. The primary suite is a relaxing retreat with a large walk-in closet and a private ensuite featuring a luxurious corner jetted tub. High ceilings create an airy, open feel throughout, while thoughtful storage solutions and a dedicated laundry room add everyday ease. Outside, you'll find a wired garage, along with a low-maintenance yard.