

# \$84,900 - 1600, 21 Macdonald Drive, Fort McMurray

MLS® #A2227586

**\$84,900**

3 Bedroom, 2.00 Bathroom, 1,143 sqft

Residential on 0.00 Acres

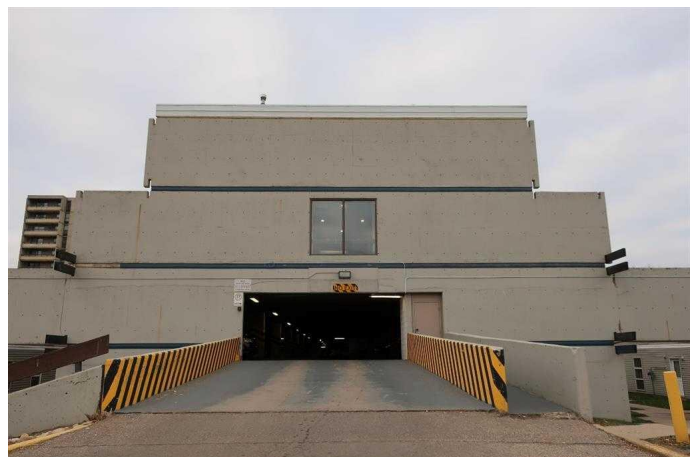
Downtown, Fort McMurray, Alberta

What a great investment opportunity or for the first time homeowner and get out of the rental rut today! This home has 3 spacious bedrooms on the upper level and an over sized storage unit for all the things. There is a 1- 4 pc bathroom on the 2 second floor and a 1-2 pc bathroom on the main floor just off the kitchen for your convenience. This property has lots of windows to let in all the natural light and a large balcony off the eating area the perfect place to relax and enjoy the evening sun sets as it faces NW. The seller has also had installed new carpet installed in the living room. The location of this property is second to none as it sits in the heart of the Clearwater River valley. Close to everything you will need parks, shopping, bus route, schools shopping and the local trails. This home also comes with 1 titled parking stall in the parkaid located very close to the unit.

Built in 1978

## Essential Information

MLS® #	A2227586
Price	\$84,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,143
Acres	0.00



Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

### **Community Information**

Address	1600, 21 Macdonald Drive
Subdivision	Downtown
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 4H4

### **Amenities**

Amenities	Elevator(s), Fitness Center, Playground, Trash, Visitor Parking, Game Court Interior
Parking Spaces	1
Parking	Parkade

### **Interior**

Interior Features	No Animal Home, No Smoking Home, Storage
Appliances	Microwave, Refrigerator, Stove(s), Wall/Window Air Conditioner
Heating	Forced Air
Cooling	None
# of Stories	2

### **Exterior**

Exterior Features	Balcony, Courtyard, Garden
Lot Description	Other
Roof	Flat
Construction	Concrete, Vinyl Siding

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	10
Zoning	BOR1

### **Listing Details**

Listing Office	ROYAL LEPAGE BENCHMARK
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.