206, 11 Clearwater Crescent
Fort McMurray, Alberta

MLS # A2190007

$48,000

Division:	Downtown
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment

Size:	696 sq.ft.	**Age:**	1977 (48 yrs old)
Beds:	1	**Baths:**	1

Garage:	Assigned, Stall
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Linoleum	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 491
Basement:	-	**LLD:**	-
Exterior:	Mixed	**Zoning:**	CBD1
Foundation:	-	**Utilities:**	-
Features:	See Remarks		

Inclusions:	n/a

Currently, TENANT occupied through the RENTAL POOL. This Great Revenue/Investment property or starter home is in the heart of downtown, close to shopping malls and all amenities. This one-bedroom, one full 4pc bathroom unit includes a large living room with a balcony off of it and lots of natural light. The galley kitchen has a fridge, stove, ample countertops and cabinets, and the dining area for your meals. There is a massive primary bedroom with a huge closet. The great-sized storage room is in the unit for your big stuff, and a front entrance closet and a large linen closet as well for all your extra storage needs. This is a great place to call home and is close to the City transit, work buses and school buses, and also right across the street from the mall. This would also make a GREAT INVESTMENT as well. YOU CAN JOIN THE RENTAL POOL and be worry-free while your potential investment works for you! EFFICIENT PROPERTY MANAGER and site staffing. Call for more information and to see this great property