

\$269,900 - 1 Pond Crescent, Fort McMurray

MLS® #A2220527

\$269,900

3 Bedroom, 2.00 Bathroom, 1,089 sqft
Residential on 0.09 Acres

Downtown, Fort McMurray, Alberta

1 Pond Cres has lots of upgrades to it. It's a perfect starter home for a growing family. The location is good close to shopping, trails, buses, hospital and grocery stores. This home is move in ready. Both bathrooms have been renovated. The basement has been upgraded. There is tons of parking. So many great and amazing features in this three bedroom fully developed home. New roof, furnace, hot water tank and electrical panel. Inclusions: fridge, stove, microwave, washer, dryer and window coverings. It's ready for its new owners! Watch the video tour and 360 tour to get a better look at this property.



1 Pond Crescent, Fort McMurray, AB

Main Floor Exterior Area 542.75 sq ft
Interior Area 493.40 sq ft



0 2 4 ft

PREPARED: 2022/06/04

White regions are excluded from total floor area in GUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

Built in 1967

Essential Information

MLS® #	A2220527
Price	\$269,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,089
Acres	0.09
Year Built	1967
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active



Community Information

Address	1 Pond Crescent
Subdivision	Downtown
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 1N7

Amenities

Parking Spaces	4
Parking	Parking Pad, RV Access/Parking
# of Garages	2

Interior

Interior Features	Open Floorplan
Appliances	Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 13th, 2025
Days on Market	48
Zoning	FRA1

Listing Details

Listing Office	RE/MAX Connect
----------------	----------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.