

# \$29,900 - 224 Grandview Crescent, Fort McMurray

MLS® #A2238654

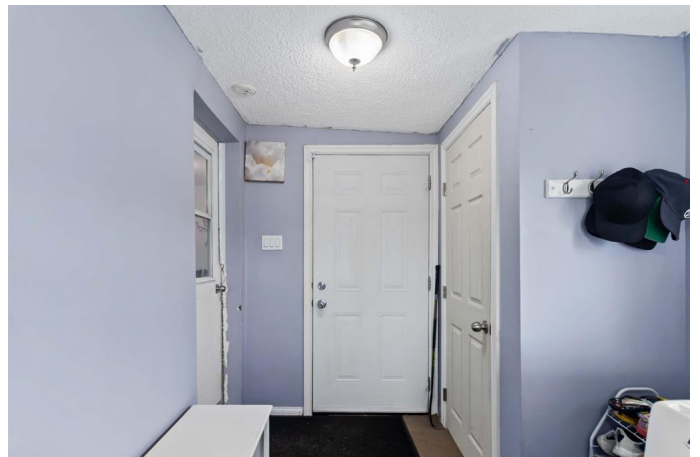
**\$29,900**

3 Bedroom, 1.00 Bathroom, 1,062 sqft

Mobile on 0.00 Acres

Gregoire Park, Fort McMurray, Alberta

Welcome to 224 Grandview Crescent: This spacious mobile home sits on a large lot backing onto peaceful greenspace, offering privacy and plenty of room to enjoy the outdoors. Inside, you'll find a bright, open layout featuring a generous living room, a dedicated dining area, and a functional kitchen with stainless steel appliances and plenty of cabinet space. This home offers two comfortable bedrooms plus a sizeable primary suite tucked away at the end for added privacy. You'll also enjoy a convenient 4-piece bath, a laundry room, and ample closets throughout for all your storage needs. This home comes with a long list of updates, including: NEW heat trace, a NEW sliding door off the master bedroom, NEW washer and dryer, NEW dishwasher, NEW stove, NEW microwave, NEW roof, NEW insulation and board with FRESH siding, NEW skirting, all NEW flooring except the porch and living room, NEW front and back doors, NEW plumbing in the porch to add laundry (plus a water tap outside), and a BRAND NEW front stair. Outside, the driveway easily fits MULTIPLE VEHICLES, and you'll love having TWO SHEDS for even more storage. With a welcoming foyer and a thoughtful layout that makes the most of every square foot, this home is ready for you to move in and make it your own. Don't miss your chance to enjoy quiet living with GREENSPACE right in your backyard! The lot is rented for \$1,620/monthly which INCLUDES garbage collection & water



fees. No need to pay additional condo fees.

CALL NOW!

Built in 1974

### **Essential Information**

MLS® #	A2238654
Price	\$29,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,062
Acres	0.00
Year Built	1974
Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Active

### **Community Information**

Address	224 Grandview Crescent
Subdivision	Gregoire Park
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H4X8

### **Amenities**

Parking Spaces	4
Parking	Driveway, Parking Pad

### **Interior**

Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Floor Furnace

### **Exterior**

Exterior Features	Private Yard
Roof	Shingle
Construction	Vinyl Siding

Foundation Pillar/Post/Pier

### **Additional Information**

Date Listed July 9th, 2025

Days on Market 108

### **Listing Details**

Listing Office ROYAL LEPAGE BENCHMARK

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