

# \$89,900 - 207, 253 Gregoire Drive, Fort McMurray

MLS® #A2252110

**\$89,900**

1 Bedroom, 1.00 Bathroom, 675 sqft

Residential on 0.00 Acres

Gregoire Park, Fort McMurray, Alberta

**UNDERGROUND PARKING!** Welcome to 207-253 Gregoire—a 1 bedroom, 1 bathroom condo offering comfort, convenience, and value. Perfect for first-time buyers, commuters, or investors seeking a low-maintenance rental. This well-planned unit features in-suite laundry, a linen closet, and a front entry closet for extra storage. The kitchen opens to the dining nook and living room, creating a bright, functional space that flows onto a spacious balcony complete with its own storage room. Additional highlights include underground heated parking stall (#19), central A/C for year-round comfort and a huge balcony to enjoy your outdoor space. Located in Gregoire, youâ€™ll love the easy access to the Industrial Park, plus Highways 63 & 881 for a smooth commute. Condo fees are just \$446.78/month. This is a great opportunity to own at a great price.

Built in 2003

## Essential Information

MLS® #	A2252110
Price	\$89,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	675
Acres	0.00
Year Built	2003



Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	207, 253 Gregoire Drive
Subdivision	Gregoire Park
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 4G7

### Amenities

Amenities	Elevator(s), Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Stall, Underground

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Refrigerator, See Remarks, Stove(s), Washer
Heating	Boiler
Cooling	Central Air
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Cement Fiber Board

### Additional Information

Date Listed	September 3rd, 2025
Days on Market	2
Zoning	R3

### Listing Details

Listing Office	RE/MAX Connect
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