

# \$249,000 - 242 Mustang Road, Fort McMurray

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MLS® #A2186036

**\$249,000**

3 Bedroom, 2.00 Bathroom, 550 sqft

Residential on 0.10 Acres

Prairie Creek, Fort McMurray, Alberta

Welcome, potential investors and first-time home buyers!

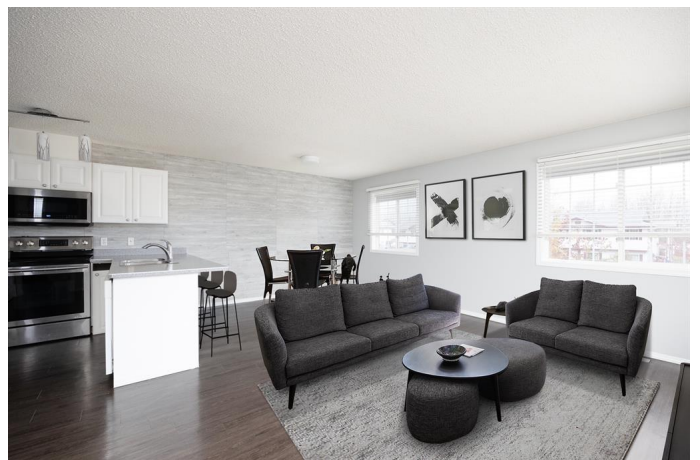
Are you looking for a fully renovated starter home with no condo fees? Look no further than this charming 1061.39 sqft Bi-level Townhouse located in the peaceful area of Prairie Creek.

This property has undergone recent interior upgrades, including new laminate flooring on the main level and plush carpeting in the lower level. The upgraded white kitchen cabinets, countertops, interior doors, lighting, and fresh paint give the home a modern and welcoming feel.

The main floor features a spacious living room, dining area, kitchen, 2-pc. bath, and a utility room that houses the furnace and hot water tank. The lower level boasts three bedrooms, a full bath, and laundry facilities. Large windows throughout the lower level allow natural light to pour in, creating a bright and inviting space.

Step outside through the rear door and enjoy the wood deck and good-sized yard, perfect for entertaining or relaxing with loved ones. This home is in move-in condition and ready for you to make it your own!

Don't miss this opportunity to own a fully renovated starter home with no condo fees. Schedule a viewing today and experience the



peaceful beauty of Prairie Creek living.

Built in 2002

### **Essential Information**

MLS® #	A2186036
Price	\$249,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	550
Acres	0.10
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	Bi-Level
Status	Active

### **Community Information**

Address	242 Mustang Road
Subdivision	Prairie Creek
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 5L7

### **Amenities**

Parking Spaces	2
Parking	Driveway, Off Street, Parking Pad

### **Interior**

Interior Features	Laminate Counters, Open Floorplan, Pantry, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

**Exterior**

Exterior Features	None
Lot Description	Back Yard, Corner Lot, Lawn, Low Maintenance Landscape, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

**Additional Information**

Date Listed	January 7th, 2025
Days on Market	117
Zoning	R3

**Listing Details**

Listing Office	RE/MAX Connect
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