# \$47,700 - 307, 7 Clearwater Crescent, Fort McMurray

MLS® #A2255387

## \$47,700

0 Bedroom, 1.00 Bathroom, 455 sqft Residential on 0.00 Acres

Downtown, Fort McMurray, Alberta

Are you looking for your very own space nestled in the heart of downtown for much less than you'd pay for rent? Unit 307 offers independent living in this locally managed condo located at 7 Clearwater Crescent. Upon entering you'll be pleased with the modern paint and bathroom reno's. Perfect for the young professional or someone just beginning their homeownership journey. This studio apartment has everything you need, including low monthly condo fees. Its central location provides convenient access to many downtown restaurants, shops, and nightlife, just steps outside your door. If you need to venture further, it is located near bus stops, and also comes with its own assigned parking stall. Book a private tour through this perfectly appointed abode today!



#### **Essential Information**

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Price \$47,700

Bathrooms 1.00

Full Baths 1

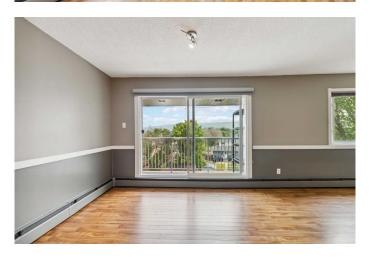
Square Footage 455

Acres 0.00 Year Built 1977

Type Residential Sub-Type Apartment







Style Loft
Status Active

# **Community Information**

Address 307, 7 Clearwater Crescent

Subdivision Downtown

City Fort McMurray

County Wood Buffalo

Province Alberta
Postal Code T9H 3Z9

#### **Amenities**

Amenities Other, Trash

Parking Spaces 1

Parking Stall

### Interior

Interior Features See Remarks

Appliances Refrigerator, Stove(s)

Heating Other Cooling None

# of Stories 3

#### **Exterior**

Exterior Features Courtyard, Other

Construction Aluminum Siding, Stucco, Wood Frame

#### **Additional Information**

Date Listed September 8th, 2025

Days on Market 2

Zoning CBD1

# **Listing Details**

Listing Office People 1st Realty

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