

\$129,900 - 403, 100 Richard Street, Fort McMurray

MLS® #A2263213

\$129,900

2 Bedroom, 2.00 Bathroom, 851 sqft

Residential on 0.00 Acres

Downtown, Fort McMurray, Alberta

Welcome to the Carrington Promenade. Located downtown this condo complex provides secure access, a common area workout room and is only a hop skip and jump from Macdonald Island Park. This top floor unit has river valley views from the balcony and features 2 bedrooms, 2 full bathroom, in-suite laundry and brand new LVP flooring throughout the main living area. Best of all this unit comes with 2 TITLED PARKING STALLS, one underground and one above ground. (#466, 311). Conveniently located downtown close to restaurants, amenities and offers quick access to the bridge and highway 63. Condo fees include heat, water, sewer, building insurance, reserve fund contributions, professional management and on site recreation rooms in the common area.

Built in 2003

Essential Information

MLS® #	A2263213
Price	\$129,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	851
Acres	0.00
Year Built	2003
Type	Residential



Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	403, 100 Richard Street
Subdivision	Downtown
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 5H5

Amenities

Amenities	Fitness Center, Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Off Street, Parkade

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Refrigerator, See Remarks, Stove(s), Washer
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Vinyl Siding, Wood Frame

Additional Information

Date Listed	October 23rd, 2025
Days on Market	3
Zoning	BOR1

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.