

\$225,000 - 3307 135c Sandpiper Road, Fort McMurray

MLS® #E4459724

\$225,000

2 Bedroom, 2.00 Bathroom, 1,044 sqft

Condo / Townhouse on 0.00 Acres

Fort McMurray, Fort McMurray, AB

Well-maintained 2-bedroom, 2-bath condo in The Summits of Eagle Ridge. Smoke- and pet-free. This home features 9-ft ceilings, vinyl plank flooring, and a bright open layout. The kitchen offers ample cabinetry, a large eat-up island, and neutral finishes. The primary suite includes a walk-through closet and private 4-piece ensuite, while the second bedroomâ€™s set opposite for privacyâ€™s sits next to another full bath, ideal for guests or a home office. In-suite laundry with new LG appliances adds convenience. Enjoy a west-facing balcony with gas BBQ hookup for evening sun and views. Extras include rough-in A/C, window coverings, storage locker, and titled tandem heated underground parking. Concrete construction ensures durability and soundproofing. Amenities: fitness room, car wash, playground, visitor parking, and A/C common areas. Steps from Birchwood Trails, schools, bus routes, shopping, and dining. Perfect for commuters, investors, or downsizers.

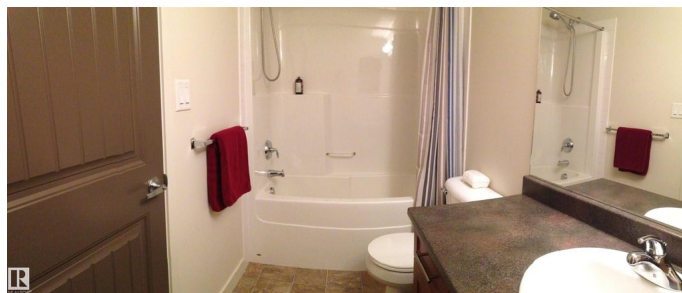
Built in 2010

Essential Information

MLS® # E4459724

Price \$225,000

Bedrooms 2



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,044 |
| Acres | 0.00 |
| Year Built | 2010 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 3307 135c Sandpiper Road |
| Area | Fort McMurray |
| Subdivision | Fort McMurray |
| City | Fort McMurray |
| County | ALBERTA |
| Province | AB |
| Postal Code | T9K 0N3 |

Amenities

| | |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Car Wash, Ceiling 9 ft., Deck, Detectors Smoke, Exercise Room, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Sprinkler System-Fire, Sprinkler Sys-Underground, Storage-Locker Room |
| Parking | Heated, Tandem, Underground |

Interior

| | |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Baseboard, Natural Gas |
| # of Stories | 4 |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|-----------------------------------------------------------|
| Exterior | Concrete, Brick |
| Exterior Features | Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public |

| | |
|--------------|------------------------------------------|
| | Transportation, Schools, Shopping Nearby |
| Roof | Flat |
| Construction | Concrete, Brick |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------------|
| Date Listed | September 26th, 2025 |
| Days on Market | 7 |
| Zoning | Zone 60 |
| Condo Fee | \$604 |

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Listing information last updated on October 3rd, 2025 at 2:47pm MDT