# **\$125,000 - 618, 136c Sandpiper Road, Fort McMurray**

MLS® #A2264678

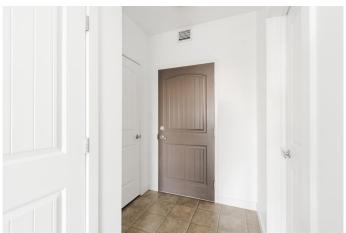
## \$125,000

0 Bedroom, 1.00 Bathroom, 536 sqft Residential on 0.00 Acres

Eagle Ridge, Fort McMurray, Alberta

Welcome to 618â€"136C Sandpiper Road, a freshly updated top-floor unit offering comfort, convenience and incredible value in a highly walkable Eagle Ridge location. Painted from top to bottom in 2025, this suite feels bright, refreshed and move-in readyâ€"an ideal option for first-time buyers, frequent travellers, or investors seeking a low-maintenance property. This bachelor-style layout is thoughtfully designed to maximize space, with an open living and sleeping area, a well-planned kitchen, and a full four-piece bathroom. Natural light fills the space thanks to large windows, and the top-floor position means added privacy and no footsteps above. In-suite laundry adds convenience, and a large storage closet creates practical functionality. Step outside to enjoy your private balcony perfect for morning coffee or fresh air - and take advantage of the above-ground parking stall and underground storage unit included with the unit. The building is secure and well-maintained, offering excellent amenities including a fitness room, billiards room, library, on-site car wash bay and playground. Located just steps from restaurants, shopping, public transit and key amenities, this is an easy lifestyle in one of Fort McMurray's most connected neighbourhoods.







Built in 2008

#### **Essential Information**

MLS® # A2264678 Price \$125,000

Bathrooms 1.00

Full Baths 1

Square Footage 536

Acres 0.00

Year Built 2008

Type Residential Sub-Type Apartment

Style Loft
Status Active

# **Community Information**

Address 618, 136c Sandpiper Road

Subdivision Eagle Ridge
City Fort McMurray
County Wood Buffalo

Province Alberta
Postal Code T9K 0J7

#### **Amenities**

Amenities Elevator(s), Playground, Snow Removal, Trash

Parking Spaces 1

Parking Stall

#### Interior

Interior Features Open Floorplan, Storage, Walk-In Closet(s)

Appliances Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window

Coverings

Heating Boiler

Cooling Window Unit(s)

# of Stories 6

### **Exterior**

Exterior Features Balcony
Construction Concrete

#### **Additional Information**

Date Listed October 17th, 2025

Days on Market 12 Zoning R5

# **Listing Details**

Listing Office The Agency North Central Alberta

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