

# \$239,900 - 503, 136d Sandpiper Road, Fort McMurray

MLS® #A2262689

**\$239,900**

2 Bedroom, 2.00 Bathroom, 1,180 sqft

Residential on 0.00 Acres

Eagle Ridge, Fort McMurray, Alberta

Welcome to 503-136D Sandpiper. This bright and inviting two-bedroom apartment offers a practical layout and a comfortable place to call home. Upon entry, youâ€™re greeted by a functional kitchen that opens to a spacious living room with access to your private balcony, a great spot to unwind or enjoy your morning coffee. The unit features two bedrooms, including a primary suite complete with a large four-piece ensuite bathroom. A separate four-piece main bathroom and in-suite laundry add everyday convenience. Located in a well-situated building close to shopping, quick highway access, and a playground right out front, this home offers comfort and practicality in a great location. No representations or warranties are made. Call today for your private viewing.

Built in 2008

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2262689    |
| Price          | \$239,900   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,180       |
| Acres          | 0.00        |
| Year Built     | 2008        |
| Type           | Residential |



|          |                   |
|----------|-------------------|
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 503, 136d Sandpiper Road |
| Subdivision | Eagle Ridge              |
| City        | Fort McMurray            |
| County      | Wood Buffalo             |
| Province    | Alberta                  |
| Postal Code | T9K0J7                   |

### Amenities

|                |                    |
|----------------|--------------------|
| Amenities      | None               |
| Parking Spaces | 2                  |
| Parking        | Stall, Underground |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Laminate Counters, See Remarks                                             |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Baseboard, Hot Water, Radiant                                              |
| Cooling           | None                                                                       |
| # of Stories      | 6                                                                          |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Balcony, Playground |
| Construction      | Concrete            |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 12                 |
| Zoning         | R5                 |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | ROYAL LEPAGE BENCHMARK |
|----------------|------------------------|

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