



GRASSROOTS
REALTY GROUP

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57, 9531 98 Street
Grande Prairie, Alberta

MLS # A2250485



\$49,900

Division:	MH - Country Estates		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	720 sq.ft.	Age:	1982 (43 yrs old)
Beds:	2	Baths:	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

Inclusions:	N/A
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This updated 2-bedroom, 1-bathroom mobile home is vacant and move-in ready, offering immediate possession for its next owner. Recent improvements include new flooring, fresh paint, updated windows, and a new patio door, creating a bright and refreshed interior throughout. The kitchen features updated countertops, while the bathroom has been enhanced with a new tub surround. Important mechanical upgrades have also been completed, including a new hot water tank, a recently re-sealed roof, and the home has been professionally leveled, providing added peace of mind. Clean, well maintained, and affordable, this property is an excellent option for first-time buyers, downsizers, or investors seeking a low-maintenance home. Land lease: \$550/month, which includes water, sewer, garbage, and snow removal. Immediate possession available.