



**118 Anson Avenue SW
Medicine Hat, Alberta**

MLS # A2306423



\$219,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	1,296 sq.ft.	Age:	1980 (46 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.10 Acre		
Lot Feat:	Other		

Heating:	Central, Natural Gas	Water:	-
Floors:	Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Mixed	Zoning:	R-LD
Foundation:	Piling(s)	Utilities:	-
Features:	Open Floorplan		

Inclusions: Refrigerator, dishwasher, stove, microwave, washer/dryer, shed in backyard

OWNED LOT!! Welcome to this well maintained double-wide on its own lot, no lot fees! This spacious home features many recent updated including the kitchen, bathroom, flooring and updated windows throughout. Offering 3 bedrooms, including a primary bedroom with a convenient 3-piece ensuite, this home boasts an open concept layout with plenty of natural light and ample storage space. Enjoy the added bonus of a cold/winter entry before stepping inside. Outside, you'll find a large front deck, a low-maintenance front yard, and plenty of parking with room for an RV and multiple vehicles on the driveway. A fantastic opportunity for comfortable, affordable living with space both inside and out.