



4908 46 Street
Hardisty, Alberta

MLS # A2307621



\$80,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,136 sq.ft.	Age:	1983 (43 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street		
Lot Size:	0.23 Acre		
Lot Feat:	Back Lane, Back Yard, Few Trees, Front Yard, Irregular Lot, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RMHS
Foundation:	Other	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), Natural Woodwork, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows		

Inclusions: N/A

Welcome to this inviting 3-bedroom, 1-bathroom home that blends warmth, character, and thoughtful upgrades. The bright kitchen features a convenient snack bar—perfect for casual dining or entertaining. Step into the cozy living room where a cedar feature wall and vaulted ceilings with exposed cedar beams create a truly unique and welcoming space. This home has seen several important updates, including renovations and improvements such as new siding, windows, and doors, offering both comfort and peace of mind. Outside, the fully fenced yard provides space for kids, pets, or outdoor enjoyment.