



10517 102 Street  
La Crete, Alberta

MLS # A2323268

**\$275,000**



<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Manufactured House		
<b>Style:</b>	Modular Home		
<b>Size:</b>	1,216 sq.ft.	<b>Age:</b>	1991 (35 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Parking Pad		
<b>Lot Size:</b>	0.20 Acre		
<b>Lot Feat:</b>	Few Trees, Front Yard, Lawn, No Back Lane		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	None	<b>LLD:</b>	9-106-15-W5
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	MHS
<b>Foundation:</b>	Wood	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), See Remarks		

**Inclusions:** see remarks

Welcome to this well-maintained 1,216 sq. ft. 16' wide modular home offering 3 bedrooms and 2 full bathrooms. Situated on a 0.20-acre lot in a quiet, low-traffic area, this property provides a peaceful setting while remaining close to local amenities. The spacious yard features mature trees, partial fencing, a fire pit area, and a storage shed, creating an ideal space for outdoor enjoyment. Relax on the welcoming front porch or entertain guests on the generous deck overlooking the yard. With comfortable living space inside and a private, family-friendly setting outside, this property offers the perfect blend of comfort, convenience, and small-town charm.