



GRASSROOTS
REALTY GROUP

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305 Rodeo Drive
Fort Macleod, Alberta

MLS # A2328307



\$215,000

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Park Model		
Size:	1,520 sq.ft.	Age:	2008 (18 yrs old)
Beds:	3	Baths:	2
Garage:	Boat, Off Street, Parking Pad, RV Access/Parking		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Composite Siding	Zoning:	-
Foundation:	Pillar/Post/Pier	Utilities:	-
Features:	Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Skylight(s), Tankless Hot Water		
Inclusions:	NONE		

Public Remarks: Welcome to 305 Rodeo Drive, where bright, spacious, single-level living meets smart recent updates in a convenient Fort Macleod location. Built in 2008, this well-maintained 1,520 sq. ft. manufactured home offers a comfortable 3-bedroom, 2-bath layout with a generous living room, functional kitchen, large island, pantry, and skylight-enhanced natural light that gives the home a warm, open feel. The primary bedroom includes its own 4-piece ensuite, while the separate laundry room adds everyday practicality. Major improvements have already been handled, including a brand-new roof installed April 21, 2026, a tankless water heater installed in 2022, and professional furnace servicing with parts replacement in 2023. Outside, enjoy a fenced outdoor space, deck, and off-street parking pad. Close to shopping, health services, schools, parks, golf, and Fort Macleod's historic downtown amenities, this home delivers comfort, value, and convenience in one inviting package. Call your favorite Realtor and bring your pillows you'll want to stay.