



GRASSROOTS
REALTY GROUP

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10 Auttreux Drive
Whitecourt, Alberta

MLS # A2332928



\$191,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,216 sq.ft.	Age:	1992 (34 yrs old)
Beds:	3	Baths:	2
Garage:	Alley Access, Off Street		
Lot Size:	0.19 Acre		
Lot Feat:	Back Yard, Front Yard, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RMHS
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Jetted Tub		

Inclusions: Bathroom mirrors, all window coverings, attached light fixtures, all attached shelving, shed x2, town issued garbage can

Set on its own lot, 10 Auttreux Drive offers outdoor space that is rarely available at this price point, complete with a deck, fire pit area, back alley access, parking for three vehicles, two storage sheds, and room for a future garage. Built in 1992, this 1,216 sq. ft. home features a bright living room and an open kitchen with a pantry, ample cabinet space, and large windows looking out toward the yard, creating a spacious feel throughout the main living area. The layout includes a primary bedroom with a 4-piece ensuite featuring a soaker tub and a separate water closet, alongside two additional bedrooms and a full main bathroom. Key mechanical and interior updates include a new furnace (2025), hot water tank (2023), updated flooring (2025), wall unit A/C, and shingles replaced around 2015. Combining major maintenance updates with generous yard space, this move-in ready home offers a solid layout in a quiet setting.