



**GRASSROOTS**  
REALTY GROUP

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**85 Greenwood Villa  
Drumheller, Alberta**

**MLS # A2333897**



**\$87,500**

|                  |                           |               |                   |
|------------------|---------------------------|---------------|-------------------|
| <b>Division:</b> | Newcastle                 |               |                   |
| <b>Type:</b>     | Mobile/Manufactured House |               |                   |
| <b>Style:</b>    | Mobile Home-Single Wide   |               |                   |
| <b>Size:</b>     | 1,216 sq.ft.              | <b>Age:</b>   | 2000 (26 yrs old) |
| <b>Beds:</b>     | 3                         | <b>Baths:</b> | 2                 |
| <b>Garage:</b>   | Off Street, Parking Pad   |               |                   |
| <b>Lot Size:</b> | -                         |               |                   |
| <b>Lot Feat:</b> | -                         |               |                   |

|                    |                         |                   |   |
|--------------------|-------------------------|-------------------|---|
| <b>Heating:</b>    | Forced Air, Natural Gas | <b>Water:</b>     | - |
| <b>Floors:</b>     | Carpet, Linoleum        | <b>Sewer:</b>     | - |
| <b>Roof:</b>       | Asphalt Shingle         | <b>Condo Fee:</b> | - |
| <b>Basement:</b>   | -                       | <b>LLD:</b>       | - |
| <b>Exterior:</b>   | -                       | <b>Zoning:</b>    | - |
| <b>Foundation:</b> | Block                   | <b>Utilities:</b> | - |
| <b>Features:</b>   | -                       |                   |   |

**Inclusions:** 1 shed

Located in Greenwood Villa ! This Mobile offers main floor living at its finest ! Off street parking pad for the cars, covered deck and garden shed. Inside stay cool with the central air and warm with the updated furnace. Primary bedroom with ensuite and walk in closet, Large kitchen with pantry, all appliances and lots of cupboards. Open living room with gas fireplace. 2 Additional bedrooms with closets and a 4pc main bathroom. Lot fees of \$675/mo include water/garbage/sewer. Read the bylaws and must be park approved prior to purchase.