



GRASSROOTS
REALTY GROUP

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**311 Rodeo Drive
Fort Macleod, Alberta**

MLS # A2342344



\$205,000

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	1,509 sq.ft.	Age:	2007 (19 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	Pillar/Post/Pier	Utilities:	-
Features:	Kitchen Island, Walk-In Closet(s)		

Inclusions: Refrigerator, Microwave Hood Fan, Stove, Dishwasher, Air Conditioner Unit, All Window Coverings, Washer/Dryer, Shed

A little more space, a little slower pace, and a place that feels like home. Welcome to 311 Rodeo Drive in Fort Macleod, a spacious 1,509 sq. ft. manufactured home offering 3 bedrooms and 2 full bathrooms, all on one level. Inside, you'll find plenty of room to settle in, with a generous living area, spacious kitchen, dedicated laundry room and an impressive primary bedroom. Central air conditioning keeps things comfortable through Southern Alberta summers, while the large maintenance-free deck gives you the perfect spot for morning coffee, summer BBQs or simply slowing down at the end of the day. The landscaped yard and two garden sheds add even more functionality and storage. Located in Fort Macleod, Alberta, this is an affordable opportunity for buyers looking for more space, easy one-level living and the charm of small-town Southern Alberta while still being within commuting distance of Lethbridge. If you've been searching for an affordable 3-bedroom home in Fort Macleod, this one is worth a closer look.