

108, 2300 13 Street N
Lethbridge, Alberta

MLS # A2160196



\$79,900

Division:	Bridge Villa Estates		
Type:	Mobile/Manufactured House		
Style:	Single Wide Mobile Home		
Size:	1,141 sq.ft.	Age:	1981 (43 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Off Street, Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating: Fireplace(s), Forced Air

Water: -

Floors: Laminate, Linoleum

Sewer: -

Roof: Flat Torch Membrane

Condo Fee: -

Basement: -

LLD: -

Exterior: -

Zoning: -

Foundation: -

Utilities: -

Features: -

Inclusions: Fridge, stove, dishwasher, washer, dryer, wall/window air conditioner, shed. all "as is".

This mobile home offers a comfortable and affordable living solution, featuring a generous 1141 square feet of living space. It boasts three cozy bedrooms, perfect for a family or for having guests over. The heart of the home is the open kitchen, which flows seamlessly into the living areas, creating an inviting space for gatherings. The warmth of the fireplace adds a charming ambiance to the home. Outside, the property doesn't disappoint with two decks, providing ample outdoor space for relaxation or entertainment. Practicality is also considered with a new roof ensuring durability and a shed plus an additional storage room offering plenty of space for tools and outdoor equipment. The convenience of a full bathroom, complemented by an extra toilet, caters to the needs of a busy household. This mobile home strikes a balance between functionality and comfort, making it an attractive option for those seeking an economical housing choice. Buyer must be approved by Bridge Villa Estates management.