



**GRASSROOTS**  
REALTY GROUP

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106, 5029 34 Street  
Red Deer, Alberta

MLS # A2231939



**\$64,500**

Division:	South Hill		
Type:	Mobile/Manufactured House		
Style:	Park Model		
Size:	908 sq.ft.	Age:	1982 (43 yrs old)
Beds:	3	Baths:	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Block	Utilities:	-
Features:	-		

**Inclusions:** shop and shed

Welcome to this renovated and move-in-ready 3-bedroom, 1-bath mobile home, originally built in 1982 and extensively updated throughout. Set on a spacious lot with mature shade trees, two parking spaces, and a fenced yard, this home offers excellent comfort, functionality, and value. Inside, you'll find a bright, open-concept kitchen and living area with fresh paint throughout. The walls have been primed with two coats and are ready for your choice of color. The kitchen features brand-new appliances, a modern tile backsplash, and a decorative accent wall. The renovated 4-piece bathroom includes new tile work, stylish half-wall paneling, and updated fixtures. Durable, waterproof flooring has been installed throughout the home. Additional interior upgrades include updated lighting, new energy-efficient windows, new window and door casings, crown molding, and upgraded baseboards. The laundry area includes washer and dryer. Mechanical updates include a high-efficiency furnace installed within the last year, a new high-performance hot water tank, and fully updated electrical systems for improved safety and performance. Outdoor living is enhanced with a newly built sunroom and deck. Both structures are well underway, and materials are included to complete the sunroom flooring. The sunroom features a metal roof and window enclosures, offering a comfortable outdoor space. A generously sized shop provides excellent space for storage or hobbies, and an additional shed offers extra storage options. The fenced yard includes a new gate and is ideal for pets or added privacy. Lot rent is \$575 per month and includes water, garbage pickup, and snow removal—making this home both affordable and low-maintenance. This is a fantastic opportunity for buyers seeking a turn-key home with major upgrades, located in a quiet and well-maintained community.

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