



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**209 Greely Road
Fort McMurray, Alberta**

MLS # A2236675



\$270,000

Division:	Gregoire Park		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	1,506 sq.ft.	Age:	2011 (14 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 290
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RMH-2
Foundation:	Piling(s)	Utilities:	-
Features:	Open Floorplan		

Inclusions: Fridge, Stove, Microwave, dishwasher, Washer, Dryer

Welcome to your new home! This spacious 4-bedroom mobile home offers comfort and style with new vinyl plank flooring throughout. Nestled next to an empty lot for added privacy. The primary bedroom features a luxurious 4-piece ensuite, complete with a large jetted soaker tub, perfect for unwinding after a long day. New belly bag, heat trace and hot water tank (2022). Step outside to your backyard oasis, where you'll find a fully fenced yard, ideal for entertaining. Enjoy double decks and a private patio area, perfect for gatherings with family and friends. The 4-car gravel driveway in front of the unit provides ample parking space for your vehicles and guests. Located on a quiet street, this home is conveniently close to schools and playgrounds, making it a perfect choice for families. Don't miss the opportunity to make this beautiful mobile home your own!