



GRASSROOTS
REALTY GROUP

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**60 De Havilland Boulevard SW
Medicine Hat, Alberta**

MLS # A2236697



\$248,700

Division:	SW Hill		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,341 sq.ft.	Age:	1976 (49 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street, Other, Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Dog Run Fenced In, Landscaped, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Aluminum Siding , Brick	Zoning:	R-LD
Foundation:	Block	Utilities:	-
Features:	Ceiling Fan(s), Open Floorplan, Pantry, Storage		

Inclusions: Arch in the back yard, flowers in front, shed, fireplace in back yard, flowers in front, clothing hutch in spare room

Immaculate Mobile Home on Its Own Lot – No Lot Rent!! This beautifully maintained 3-bedroom, 1-bath mobile home offers affordable living with the bonus of being on its own lot—no lot rent to worry about! Step inside to a bright and spacious open-concept layout with large front windows (updated 5 years ago) that flood the living area with natural light. The bathroom was fully renovated last year, and the laundry room was refreshed just 2 years ago, adding comfort and convenience. All windows have been replaced within the last 8–10 years, and both the mobile and shed feature durable metal roofs for long-term peace of mind. Outside, enjoy a covered patio, new front stairs and deck (3 years ago), and a beautifully landscaped yard complete with a shed, fire pit, and dog run. This home has been lovingly cared for and is truly in immaculate condition—move in and enjoy!