



**GRASSROOTS**  
REALTY GROUP

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28 Riley Street NE  
High River, Alberta

MLS # A2241455



**\$218,000**

Division:	Central High River		
Type:	Residential/Manufactured House		
Style:	Bungalow		
Size:	1,175 sq.ft.	Age:	1979 (46 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air
Floors:	Laminate
Roof:	Metal
Basement:	None
Exterior:	Wood Siding
Foundation:	Piling(s)
Features:	Ceiling Fan(s), French Door, Laminate Counters

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: TND

Utilities: -

Inclusions: none

Wonderful opportunity to own a lovely affordable manufactured home on your OWN lot! This is not a mobile home park and there are no fees!! This spacious 3 bedroom home has a lot to offer including large rooms, a huge fully fenced yard backing onto green space tucked into a quiet neighbourhood near all amenities. The home needs some cosmetic TLC, however the location and potential is fantastic - close to schools, parks, walking paths and all of the amenities of downtown High River. The community is known for its small town charm making it a wonderful place to call home!