



GRASSROOTS
REALTY GROUP

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

236 Greely Road Road
Fort McMurray, Alberta

MLS # A2244612



\$167,900

Division:	Gregoire Park		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,223 sq.ft.	Age:	2004 (21 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	Backs on to Park/Green Space, Garden, Gazebo, Lawn, No Neighbours Behind		

Heating: Forced Air, Natural Gas, Propane

Floors: Laminate, Linoleum

Roof: Asphalt Shingle

Basement: -

Exterior: Vinyl Siding

Foundation: Pillar/Post/Pier

Features: Pantry, Walk-In Closet(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: -

Utilities: -

Inclusions: Queen bed frame, Three Bedroom TV's, Love Seat, Upright Freezer, Patio furniture, Gazebo, Shed, Tools and house decor if desired.

WELCOME TO THIS QUIET LOVELY GREENBELT LOCATION - This peaceful 1,223 sq ft 2004 mobile home is located at the bottom of Greely Road featuring a quiet tranquil area that is backing onto a beautiful greenbelt space. This immaculate home offers open concept living, a large living room, bright natural light and a spacious eat-in kitchen with skylights adding extra natural charm. There is plenty of storage, a corner pantry and room for everyone to move around freely while enjoying all the kitchen features that this wonderful home has to offer. The primary spacious bedroom offers a 4 pc ensuite with soaker tub and a walk in closet. The newer washer and dryer are located near the back mudroom offering additional storage and space. Two more bedrooms at the opposite end and another full bathroom complete this delightful home. This large lot with a triple parking pad, fully fenced yard, two decks, cozy patio furniture, gazebo, garden and a huge shed with tools featuring plenty of space for your toys. This is an opportunity you do not want to miss! Schedule your private tour today. Condo Fee \$290.00/monthly fees include Professional Management, Reserve Fund Contributions, Snow Removal, Trash.