



**GRASSROOTS**  
REALTY GROUP

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9531 98 Street  
Grande Prairie, Alberta

MLS # A2250485



**\$65,000**

Division:	MH - Country Estates		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	720 sq.ft.	Age:	1982 (43 yrs old)
Beds:	2	Baths:	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas
Floors:	Vinyl Plank
Roof:	Asphalt Shingle
Basement:	-
Exterior:	-
Foundation:	-
Features:	-

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	-
Utilities:	-

Inclusions: N/A

This cute little 2 bedroom, 1 bathroom mobile has been beautifully freshened up and is ready for its new owners. Recent updates include new flooring, paint, windows, and patio door, giving the space a bright and modern feel. The kitchen shines with updated countertops, while the bathroom has a new tub surround. Practical upgrades include a new hot water tank, a re-sealed roof, and the home has been recently leveled for peace of mind. Affordable and move-in ready, this home is the perfect option whether you're just starting out, downsizing, or looking for a great investment opportunity. Land lease is \$550/month and includes water, sewer, garbage and snow removal