



GRASSROOTS
REALTY GROUP

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22 De Havilland Boulevard SW
Medicine Hat, Alberta

MLS # A2251205



\$58,500

| | | | |
|-----------|---------------------------|--------|-------------------|
| Division: | SW Hill | | |
| Type: | Mobile/Manufactured House | | |
| Style: | Mobile Home-Single Wide | | |
| Size: | 934 sq.ft. | Age: | 1978 (47 yrs old) |
| Beds: | 3 | Baths: | 1 |
| Garage: | Parking Pad | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|-------------|------------------|------------|---|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Linoleum | Sewer: | - |
| Roof: | Metal | Condo Fee: | - |
| Basement: | - | LLD: | - |
| Exterior: | - | Zoning: | - |
| Foundation: | - | Utilities: | - |
| Features: | - | | |

Inclusions: window coverings, curtain rods

Say hello to your new home in Tower Estates! As you step into this spacious 3 bed, 1 bath mobile home, you'll notice the cozy open concept living area that seamlessly connects to the kitchen. Down the hall, you'll find three bedrooms (one currently set up as a home gym), offering plenty of room for a growing family, guests, or even a home office. Enjoy outdoor gatherings on the private back deck, perfect for relaxing or hosting friends. Other notable updates include a 2025 hot water tank, central air conditioning (2018), washer and dryer (2021), an updated electrical panel (2018), updated tub and vanity (2018). With a monthly lot rent of \$615, this affordable home is an excellent opportunity for anyone looking to enter the market. Don't miss your chance to make this home yours!