



GRASSROOTS
REALTY GROUP

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

122, 6220 17 Avenue SE
Calgary, Alberta

MLS # A2251793



\$245,000

Division:	Red Carpet		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,364 sq.ft.	Age:	-
Beds:	2	Baths:	2
Garage:	Heated Garage, Parking Pad, Single Garage Attached		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Rubber, See Remarks, Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

Inclusions: N/A

Completely Rebuilt, Move-In Ready Mobile Home in Calgary Village! This exquisite home has undergone an extensive top-to-bottom renovation, featuring new framing, windows, roofing and 40 year Malarky hail-resistant shingles, insulated R-8 metal siding, and a heated addition/garage with spray-foam insulation. Inside, flooring is upgraded to R-40 floor insulation, new subfloor, new electrical, new plumbing, tankless hot water, central air, three gas fireplaces, brand new drywall, paint, cabinets, vanities, and flooring. Nestled in the well established Calgary Village community, gain access to clubhouse, fitness centre, walking paths, and more within minutes of East Hills Shopping and International Avenue amenities. Lease includes water, snow removal, garbage collection, clubhouse access. With nothing left to do but move in, this beautifully rebuilt home is ready to welcome its next proud owner.