



**GRASSROOTS**  
REALTY GROUP

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11002 102 Avenue  
La Crete, Alberta

MLS # A2252394



**\$330,000**

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,571 sq.ft.	Age:	1990 (36 yrs old)
Beds:	4	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.18 Acre		
Lot Feat:	Back Yard, Corner Lot, Front Yard, Gazebo, Landscaped, Lawn, Level, Privat		

Heating: Central

Floors: Vinyl

Roof: Asphalt Shingle

Basement: None

Exterior: Vinyl Siding

Foundation: Wood

Features: Ceiling Fan(s), Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan

Water: -

Sewer: -

Condo Fee: -

LLD: 9-106-15-W5

Zoning: MHS-2

Utilities: -

Inclusions: blinds, shed,

Welcome to this spacious 4 bedroom, 2 bathroom mobile home with a 16x22 addition, perfectly set on a quiet corner lot. This home offers plenty of room inside and out, featuring a large covered deck, ideal for summer barbecues, hosting friends, or simply relaxing in the shade. The yard is fully fenced and beautifully landscaped with a fish pond, mature trees, and green space for kids or pets to play. An insulated shed adds extra storage and can easily be converted into a heated workshop with just a heating source. Inside, the kitchen is warm and functional with rich wood cabinetry, ample counter space, and updated appliances. The open layout flows seamlessly into the living spaces, while the 2012 renovations add peace of mind and modern comfort. With an appraised and listed price of \$343,000, this property delivers value, privacy, and a lifestyle ready for both relaxation and entertaining. ?? Conveniently located on a quiet street in a family-friendly neighborhood, this home combines comfort and charm with practical upgrades.