



GRASSROOTS
REALTY GROUP

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**134, 4000 13 Avenue SE
Medicine Hat, Alberta**

MLS # A2258707



\$219,900

Division:	SE Southridge		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,065 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

Inclusions: fridge, stove, dishwasher, microwave

Welcome to a beautifully and thoughtfully built, brand new 3-bedroom, 2-bath mobile home that combines modern design, quality craftsmanship, and affordable living. As you step inside, you'll be greeted by an open-concept living area that feels inviting and relaxing. The spacious kitchen features sleek cabinetry, stainless steel appliances, walk-in pantry and an elegant coffee bar. Just off the kitchen is a convenient laundry room with access to the yard. Tucked at the back of the home is a private primary suite, complete with its own en-suite bathroom and walk-in closet, offering a peaceful retreat at the end of the day. Two additional bedrooms and a second full bathroom provide plenty of space for family, guests or a home office. The outdoor space will include a deck, fencing and landscaping which will all be completed prior to moving in! This home offers the perfect opportunity to own new construction at an affordable price. All you need to do is move in!