



GRASSROOTS
REALTY GROUP

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267 Fleet Street SW
Medicine Hat, Alberta

MLS # A2264098



\$79,800

Division:	SW Hill		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,036 sq.ft.	Age:	1975 (50 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street, Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Other	Sewer:	-
Roof:	Metal, Rolled/Hot Mop	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

Inclusions: Fridge, stove, dishwasher, microwave, washer, dryer, central a/c, 2 wall tv mounts, planter box, window coverings, shed x2, extra siding under addition, tv + mount in entrance

Move-in ready and well cared for, this 3-bedroom mobile home offers great space and updates throughout. An addition expands the living area and includes a large, heated, and versatile front entry with a coat closet. Inside, the open-concept main living area features a comfortable living room and a functional kitchen with oak cabinets, a full appliance package, a dining space, and a handy pantry or storage closet. The primary bedroom is a good size with a walk-in closet. Two additional bedrooms and a 4-piece bathroom complete the layout. The bathroom has been refreshed with updated flooring and vanity and includes a washer and dryer for added convenience. Outside, you will find a large, fully fenced yard with two generous storage sheds and a raised garden box. Additional features include central air conditioning, mostly upgraded windows, a heat tape replaced two years ago, and some fresh interior paint. Do not miss out on this move-in-ready, affordable home! Call today to book your viewing.