



GRASSROOTS
REALTY GROUP

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

**13 Westwood Court
Innisfail, Alberta**

MLS # A2265149



\$46,000

Division:	Westwood		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,188 sq.ft.	Age:	1976 (49 yrs old)
Beds:	3	Baths:	1
Garage:	Gravel Driveway, Off Street		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	Block	Utilities:	-
Features:	Jetted Tub, Open Floorplan, Vinyl Windows		

Inclusions: gazbeo , swing

Great starter home. Get out of paying large amounts of rent and find cost effective pride of ownwersip. All major costs have been looked after furnace five years old, shingles 7 years old, hot water tank six years old. Some newer windows replaced four years ago. Newer skirting. All three bedrooms very good size. Open fillor plan. Large west facing deck. Good sized lot. Two sheds.