



GRASSROOTS
REALTY GROUP

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90, 83 3223 Street NW
Calgary, Alberta

MLS # A2265922



\$65,000

Division:	Greenview		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,144 sq.ft.	Age:	-
Beds:	3	Baths:	1
Garage:	Off Street, Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: N/A

This bright and well and maintained 3-bedroom, 1-bath home offers 1,144 sq. ft. of comfortable living space on a desirable corner lot. The home has seen several important updates, including a roof replaced just a few years ago, a new sliding glass door, new heat tape, and recent leveling for peace of mind. The water line has also been upgraded to PEX for added reliability. Enjoy a fully fenced yard with plenty of space to relax, garden, or entertain, and take advantage of the green space directly across the street. Located just minutes from the Calgary Farmers’ Market, shopping, and major routes. Vacant and ready for quick possession, a fantastic opportunity for first-time buyers, downsizers, or investors.