



GRASSROOTS
REALTY GROUP

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**1510 15 StreetCrescent
Wainwright, Alberta**

MLS # A2272461



\$42,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,178 sq.ft.	Age:	1972 (53 yrs old)
Beds:	2	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.11 Acre		
Lot Feat:	Front Yard, Irregular Lot, Many Trees		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Wood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RMH1
Foundation:	Piling(s)	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Affordable project property with lots of potential. This 1972 mobile home offers a budget-friendly opportunity for buyers or investors ready to take on a project. The home provides a starting point for those looking to rebuild entirely. With the option to remove the existing home, this property appeals to those interested in starting fresh, by bringing in a new or used manufactured home. It's an excellent chance to secure land at an attractive price while unlocking the freedom to shape your next home or investment your way. A flexible opportunity for anyone seeking value, vision and potential! PROPERTY IS BEING SOLD AS IS WHERE IS!