



**1007, 7050 Gray Drive  
Red Deer, Alberta**

**MLS # A2282769**



**\$75,000**

**Division:** Mustang Acres

**Type:** Mobile/Manufactured House

**Style:** Mobile Home-Single Wide

**Size:** 1,190 sq.ft. **Age:** 1986 (40 yrs old)

**Beds:** 3 **Baths:** 1 full / 1 half

**Garage:** Parking Pad

**Lot Size:** -

**Lot Feat:** -

**Heating:** Forced Air, Natural Gas

**Water:** -

**Floors:** Carpet, Laminate, Linoleum

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** -

**LLD:** -

**Exterior:** -

**Zoning:** -

**Foundation:** -

**Utilities:** -

**Features:** -

**Inclusions:** Stove, Refrigerators (2), Microwave Hood Fan, Washer, Dryer, Floating shelves, Sheds (2), Gazebo

Welcome to this well-maintained 16' x 72' mobile home located in desirable Mustang Acres. This home features a large deck with gazebo, fenced yard and two storage sheds. Inside you will be welcomed with a spacious mudroom, followed by a bright living room with vaulted ceilings and a renovated kitchen. Recent upgrades include very recently replaced flooring and windows updated in 2018. The functional layout offers three bedrooms, including a primary bedroom with a large closet, a 4-piece main bathroom, and a convenient 2-piece bathroom with laundry. Whether you are looking to downsize or just starting out, this home offers a great opportunity for comfortable and affordable living in a well-managed park.