



9707, 111 ave Avenue  
Clairmont, Alberta

MLS # A2301406



**\$209,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Manufactured House		
<b>Style:</b>	Mobile Home-Single Wide		
<b>Size:</b>	1,216 sq.ft.	<b>Age:</b>	2002 (24 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Off Street		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Back Yard		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	-
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Mixed	<b>Zoning:</b>	Residential
<b>Foundation:</b>	Piling(s)	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Closet Organizers		

**Inclusions:** N/A

Exceptional 3-Bed, 2-Bath Gem with a Chef’s Dream Kitchen! This beautifully maintained 3-bedroom, 2-bathroom home is the perfect blend of comfort and style. While the split floor plan and spacious bedrooms are impressive, the true heart of this home is the massive kitchen. Designed for those who love to cook and entertain, the kitchen features an abundance of counter space, high-end cabinetry, and a layout that flows seamlessly into the living areas. Whether you're hosting a holiday dinner or enjoying a quiet morning coffee, this space delivers. Outside has been well maintained as well with a deck and fire pit, ready to enjoy those hot summer nights. Call your favourite Realtor today and book your private view.