



**118, 2300 13 Street N  
Lethbridge, Alberta**

**MLS # A2185210**



**\$175,000**

<b>Division:</b>	Bridge Villa Estates		
<b>Type:</b>	Mobile/Manufactured House		
<b>Style:</b>	Single Wide Mobile Home		
<b>Size:</b>	992 sq.ft.	<b>Age:</b>	-
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Attached Carport		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

**Heating:** Forced Air

**Floors:** Vinyl Plank

**Roof:** Asphalt Shingle

**Basement:** -

**Exterior:** -

**Foundation:** -

**Features:** -

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** -

**Utilities:** -

**Inclusions:** Fridge, Stove, Washer/Dryer, All Window Coverings, Shed, A/C

Welcome to #118-2300 13 St N. This wonderful 2002 built 2 bedroom and 2 bathroom manufactured home has had significant renovations completed and features an open-concept living space between the kitchen, living, and dining rooms. Each bedroom is on opposite sides of the home ensuring comfort for sleep, and the primary bedroom has a walk-in closet and full en-suite. Outside is a beautiful deck leading to a fenced yard that is perfect for your small dogs, and there is a large carport attached. Call your REALTOR and ask about booking your showing for this great home.