



**GRASSROOTS**  
REALTY GROUP

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4, 5103 61 Avenue  
Olds, Alberta

MLS # A2195125



**\$129,900**

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,461 sq.ft.	Age:	-
Beds:	4	Baths:	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Flat	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

**Inclusions:** greenhouse, planters

Discover this hidden gem in Olds Mobile Home Park, offering nearly 1,500 sq. ft. of comfortable living space, enhanced by two well-planned additions. Over the years, this home has seen numerous upgrades, ensuring modern convenience and style. A brand-new roof and hot water tank were installed in 2022, while recent updates include new windows, fresh laminate flooring, updated counter tops, a new sink, and a fresh coat of paint inside and out. A brand-new washer and dryer, purchased this year, add to the home's move-in-ready appeal. This spacious home features four bedrooms, including a generous primary suite with a walk-in closet. One bedroom has been converted into a convenient laundry room, maximizing functionality. Large, newer windows flood the home with natural light, while a cozy wood-burning fireplace in the living area provides the perfect spot to unwind on chilly evenings. Outside, the low-maintenance yard is a gardener's delight, complete with a greenhouse, planters, and a good-sized deck—partially covered for year-round enjoyment. Additional exterior upgrades, including new grass and skirting, enhance the home's curb appeal. Whether you're a first-time buyer or looking to downsize for retirement, this property is a must-see! The land lease is \$500/month and includes garbage removal, snow removal, and landscaping.