



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

113, 5308 57 Street
Lloydminster, Alberta

MLS # A2204828



\$39,900

Division:	North Lloydminster		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	960 sq.ft.	Age:	1962 (63 yrs old)
Beds:	3	Baths:	1
Garage:	Carport, Paved		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Linoleum, Vinyl Plank	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

Inclusions: N/A

Recently refreshed 3-bed 1-bath 960 sq ft mobile home in Lloydminster Village. Interior highlights include new paint, new vinyl flooring and vaulted ceilings. The refrigerator, stove, washer and dryer are included. The property is fenced for privacy and there is a carport to protect your vehicle from the rain and snow. Other improvements are; refinished roof in 2023, new hot water heater in 2023, new eavestrough in 2020, and furnace serviced in 2024. This mobile home sits on leased land. Offers are subject to a tenancy agreement approval by the park management. Quick possession possible. Call to view.