

9710 111 Avenue Avenue
Clairmont, Alberta

MLS # A2208105



\$234,900

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,216 sq.ft.	Age:	2002 (23 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Detached, Parking Pad		
Lot Size:	1.51 Acres		
Lot Feat:	Corner Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RR-4
Foundation:	Piling(s)	Utilities:	-
Features:	Ceiling Fan(s), Pantry, Walk-In Closet(s)		

Inclusions: none

This 3 bedroom, 2 bathroom mobile sits on a quiet street with a large pie-shaped lot in Clairmont, offering plenty of outdoor space. With no lot fees and lower property taxes, this is an affordable opportunity to own your home and land! A little TLC would bring this home back to its full potential. The double detached garage (24' x 28') provides additional parking and storage. Perfect project for a handyman or investor, this property is ready for your vision and improvements. Call to schedule your viewing today!