HOME TEAM

124, 8060 100 Street
Grande Prairie, Alberta

MLS # A2263642

$82,000

Division:	MH - Coachman		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	896 sq.ft.	**Age:**	1974 (51 yrs old)
Beds:	2	**Baths:**	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Vinyl Plank	**Sewer:**	-
Roof:	Asphalt	**Condo Fee:**	-
Basement:	-	**LLD:**	-
Exterior:	Vinyl Siding	**Zoning:**	-
Foundation:	ICF Block	**Utilities:**	Electricity Connected, Natural Gas Connected, Water
Features:	Tankless Hot Water		

Inclusions: N/A

Welcome to Coachman Village, where comfort and value come together in this nicely updated mobile home—the perfect opportunity for affordable, long-term living. This home has seen extensive upgrades including newer windows, siding, skirting, electrical, hot water on demand, roof, drywall, vinyl plank flooring, kitchen, and bathroom—you name it, it’s been refreshed! All that’s left is for you to add your personal finishing touches and make it your own. Outside, you’ll find an 8’x12’ shed for all your storage needs, a two-car parking pad, and a great location right across from visitor parking and the playground. Enjoy being close to walking trails, shopping, and more, making daily life convenient and enjoyable. With lot rent at just $610/month and low annual property taxes of $578.67, this is an excellent opportunity for affordable homeownership or an investment property, with peace of mind. This home is being sold as-is, where-is—don’t miss your chance to own an updated mobile in a well-cared-for community. Call your favorite REALTOR® today before this opportunity passes you by!

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