

\$220,000 - 714035 Rr120 Lot 21, Wandering River

MLS® #A2146667

\$220,000

3 Bedroom, 2.00 Bathroom, 1,195 sqft

Mobile on 0.50 Acres

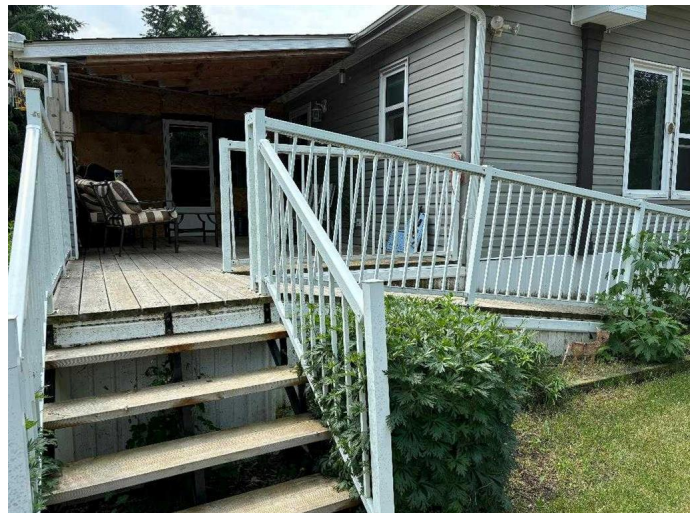
Wandering River, Wandering River, Alberta

Just reduced!! Grab it now before it's gone!!!.5.2 acre property is on the Wandering River Golf Course subdivision. Mobile home situated on a large, private, beautifully established yard. Overall this home is in very good condition. A project to upgrade flooring had been commenced, but was not completed due to unforeseen circumstances. Rugs have been removed, subflooring is ready for new flooring to be installed. Includes a 12'x28' addition/covered porch (with two storage rooms). Comes with a private well, and sewer mound. Property has several large beautiful trees and well established perennials. Property close to the community of Wandering River, where you can find a fresh garden market, ice cream stand, several gas stations/convenience stores, fire station, youth center, school, senior's center, curling rink, skating rink, playground, liquor store and much more!!

Built in 2008

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2146667 |
| Price | \$220,000 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,195 |
| Acres | 0.50 |
| Year Built | 2008 |



| | |
|----------|-------------------------|
| Type | Mobile |
| Sub-Type | Mobile |
| Style | Single Wide Mobile Home |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 714035 Rr120 Lot 21 |
| Subdivision | Wandering River |
| City | Wandering River |
| County | Athabasca County |
| Province | Alberta |
| Postal Code | T0A3M0 |

Amenities

| | |
|----------------|--|
| Utilities | Electricity Connected, Propane, Sewer Connected, Water Connected |
| Parking Spaces | 3 |
| Parking | Carport, Driveway |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Jetted Tub, Laminate Counters, Open Floorplan, Pantry, Soaking Tub, Storage, Tankless Hot Water, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Water Heater, Freezer, Microwave, Washer/Dryer, Water Softener |
| Heating | Forced Air, Propane |

Exterior

| | |
|-------------------|--|
| Exterior Features | Barbecue, Private Yard, Storage |
| Lot Description | Back Yard, Corner Lot, Close to Clubhouse, Few Trees, Front Yard, On Golf Course, Lawn, Landscaped |
| Roof | Asphalt Shingle |
| Construction | Aluminum Siding, Wood Frame |
| Foundation | Wood |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 9th, 2024 |
| Days on Market | 335 |

Listing Details

| | |
|----------------|-------------------|
| Listing Office | PEOPLE 1st REALTY |
|----------------|-------------------|

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