



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**6220 17 Avenue #129, Calgary T2A 0w6**

MLS® #: **A2138886**      Area: **Red Carpet**      Listing Date: **06/29/24**      List Price: **\$89,900**  
 Status: **Active**      County: **Calgary**      Change: **-\$6k, 12-Sep**      Association: **Fort McMurray**



General Information

Prop Type: **Mobile**  
 Sub Type: **Mobile**  
 City/Town: **Calgary**  
 Year Built: **0**  
Lot Information  
 Lot Sz Ar:  
 Lot Shape:

Finished Floor Area  
 Abv Sqft: **958**  
 Low Sqft:  
 Ttl Sqft: **958**

DOM

**157**  
Layout  
 Beds: **2 (2 )**  
 Baths: **1.0 (1 0)**  
 Style: **Single Wide Mobile Home**

Parking

Ttl Park: **1**  
 Garage Sz:

Access:  
 Lot Feat:  
 Park Feat: **Parking Pad**

Utilities and Features

Roof: **Metal**  
 Heating: **Forced Air**  
 Sewer:  
 Ext Feat:  
 Kitchen Appl: **Electric Stove, Refrigerator**  
 Int Feat:  
 Utilities:

Construction:  
 Flooring: **Laminate**  
 Water Source:  
 Fnd/Bsmt:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
<b>Bedroom - Primary</b>	<b>Main</b>	<b>14`0" x 12`0"</b>	<b>Bedroom</b>	<b>Main</b>	<b>12`0" x 11`0"</b>
<b>4pc Bathroom</b>	<b>Main</b>	<b>11`0" x 7`0"</b>			

Legal/Tax/Financial

Title:  
 Legal Desc:  
 Zoning:  
 Remarks

Pub Rmks:

Welcome to #129 at Calgary Village! This 2-bedroom, 1-bathroom home boasts an open concept living space with adjacent kitchen, dining, and living areas. Upon entering, you'll immediately notice the brand-new luxury vinyl plank flooring and fresh paint throughout. The kitchen offers ample space and is ideally set up for adding an island and pantry area. Down the hall, you'll find a full bathroom and two well-sized bedrooms. Outside, the property features a large parking pad accommodating two vehicles and a fenced backyard. The exterior and roof are newer and in excellent condition, and the windows have been recently replaced. Land fees, \$1197 a month include water, sewer, garbage, compost, recycling, and use of the club house. Enjoy the convenience of living in Calgary Village, with close proximity to numerous amenities, including the Easthills shopping area, movie theatres, Costco, schools, International Avenue, and miles of walking paths at nearby Elliston Park. Don't miss this incredible opportunity to enjoy all these conveniences at an affordable price!

Inclusions:

None

Property Listed By:

TREC The Real Estate Company

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123







