



THE A-TEAM

RE/MAX FIRST

3223 83 Street #181, Calgary T3B5N3

MLS@#: A2149540 Area: Greenwood/Greenbriar Listing Date: 07/15/24 List Price: \$260,000
Status: Active County: Calgary Change: -\$5k, 16-Aug Association: Fort McMurray



General Information

Prop Type: Mobile
Sub Type: Mobile
City/Town: Calgary
Year Built: 1972
Lot Information
Lot Sz Ar:
Lot Shape:

Finished Floor Area
Abv Sqft: 1,232
Low Sqft:
Ttl Sqft: 1,232

DOM 63
Layout
Beds: 3 (3)
Baths: 2.0 (2 0)
Style: Double Wide Mobile Home
Parking
Ttl Park: 2
Garage Sz:

Access:
Lot Feat:
Park Feat: Attached Carport,Covered

Utilities and Features

Roof: Asphalt
Heating: Forced Air,Natural Gas
Sewer:
Ext Feat:
Construction:
Flooring: Laminate
Water Source:
Fnd/Bsmt:

Kitchen Appl: Dishwasher,Dryer,Microwave Hood Fan,Refrigerator,Washer
Int Feat:
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Rows include Dining Room, 3pc Ensuite bath, 4pc Bathroom, Kitchen, Bedroom - Primary, Bedroom, Living Room, Bedroom.

Legal/Tax/Financial

Title:
Legal Desc:
Zoning:
Remarks:

Pub Rmks:

Nestled on a spacious pie-shaped lot, this fully renovated mobile home offers a harmonious blend of comfort and modern living. The property boasts a large yard adorned with mature trees, an inviting deck, a covered porch, and a charming outdoor fire pit, perfect for enjoying quiet evenings under the stars. Inside, the home features an open-concept layout with three well-appointed bedrooms, a 4pc bathroom, the primary suite also features a private 3-piece ensuite. The sun-filled, white and bright kitchen is a chef's dream, equipped with large windows and gleaming stainless steel appliances, all new white cabinets and tile backsplash. A generous living room and a spacious dining area enhance the home's appeal and making it a perfect retreat for families seeking a blend of elegance and outdoor enjoyment. The 19 x 19 carport is perfect for parking 2 vehicles. The shed is spacious and has power for all your power & yard tools. Greenwood Village is located just steps away from the newly built Calgary Farmers Market, COP and all the shops and services. The parks amenities include parks, green spaces, the Dome to rent out for family gatherings and public transit. A quick 20 min drive downtown or head west to the mountains! The home was completely renovated with insulation, drywall, all new windows, flooring, lighting, new water lines, electrical panel, hot water heater, furnace, vinyl skirting, counter tops, cabinets, brushed nickel hardware, tile backsplash, appliances, new faucets, bathrooms all renovated and new baseboards and window casing. Renovation completed in 2021. Book a showing today!

Inclusions:

Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer

Property Listed By:

CIR Realty

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