



THE
A-TEAM

**RE/MAX
FIRST**

111 RANCHWOOD Lane, Strathmore T1P 1M8

MLS® #: **A2187825** Area: **Ranch Estates** Listing Date: **01/15/25** List Price: **\$205,000**
Status: **Active** County: **Wheatland County** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Mobile**
Sub Type: **Mobile**
City/Town: **Strathmore**
Year Built: **2002**
Lot Information
Lot Sz Ar:
Lot Shape:

Finished Floor Area

Abv Sqft: **1,217**
Low Sqft:
Ttl Sqft: **1,217**

DOM

7
Layout
Beds: **3 (3)**
Baths: **2.0 (2 0)**
Style: **Single Wide Mobile Home**

Parking

Ttl Park: **1**
Garage Sz:

Access:
Lot Feat:
Park Feat: **Off Street**

Utilities and Features

Roof: **Asphalt Shingle** Construction:
Heating: **Forced Air** Flooring:
Sewer: **Carpet, Linoleum**
Ext Feat: Water Source:
Fnd/Bsm:

Kitchen Appl: **Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings**
Int Feat: **Ceiling Fan(s), Skylight(s), Vaulted Ceiling(s), Walk-In Closet(s)**
Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Living Room	Main	15`11" x 14`10"	Kitchen	Main	14`10" x 12`0"
Bedroom - Primary	Main	14`10" x 11`11"	4pc Ensuite bath	Main	9`3" x 5`0"
Bedroom	Main	9`9" x 9`7"	Bedroom	Main	11`4" x 9`7"
4pc Bathroom	Main	7`11" x 5`0"			

Legal/Tax/Financial

Title:
Legal Desc: Zoning:

Remarks

Pub Rmks:

Welcome to your quiet and private home in the 55+ Gated community of Ranch Estates in Strathmore. As you walk in you will notice the pride of ownership in this 3 bedroom, 2 bathroom home. The living room is generously sized, featuring high ceilings and an abundance of natural light. The kitchen offers plenty of cupboard space, a charming window above the sink, and an additional fridge for added convenience. The primary bedroom is spacious with a 4pc ensuite. The laundry room offers plenty of space and extra storage. Two more bedrooms and an additional 4pc bathroom complete the home. The shed out back is perfect for outdoor storage and space. This home has been meticulously maintained and clearly reflects pride in ownership. Contact your agent today to schedule your showing!

Inclusions:

Fridge, cupboard in laundry room, coffee table, 2 end tables, TV stand, lamps, couch, shed, bed, coat rack

Property Listed By:

RE/MAX Key

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









