Bobbie-Jo MCLEOD
LOVE WHERE YOU LIVE

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# 12123 98 Street
# Grande Prairie, Alberta

## MLS # A2341702



# $239,900

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|---|---|---|---|
| **Division:** | Crystal Ridge | | |
| **Type:** | Residential/Manufactured House | | |
| **Style:** | Bungalow | | |
| **Size:** | 1,316 sq.ft. | **Age:** | 1998 (28 yrs old) |
| **Beds:** | 3 | **Baths:** | 2 full / 1 half |
| **Garage:** | Parking Pad | | |
| **Lot Size:** | 0.11 Acre | | |
| **Lot Feat:** | Back Yard, Landscaped, Rectangular Lot, Treed | | |

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|---|---|---|---|
| **Heating:** | Forced Air, Natural Gas | **Water:** | Public |
| **Floors:** | Laminate, Linoleum | **Sewer:** | Public Sewer |
| **Roof:** | Asphalt Shingle | **Condo Fee:** | - |
| **Basement:** | None | **LLD:** | - |
| **Exterior:** | Composite Siding | **Zoning:** | MHS |
| **Foundation:** | Piling(s) | **Utilities:** | Cable |
| **Features:** | Ceiling Fan(s), Vinyl Windows | | |

**Inclusions:** Shed

This is a well-maintained 1316 sq ft mobile home on it's own beautifully treed private fully fenced lot. The home features a very unique 3 bedroom, 2 and 1/2 bathroom plan. Master bedroom has ample room to accommodate a king size bed as well as a full 4pc bath and walk in closet. Huge open kitchen with abundance of oak cabinets make it any cooks dream. Recent updates include new shingles replaced this year, furnace, hot water tank, Stove and dishwasher updated  in 2025 and washer dryer in 2024. Outside there is an abundance of trees for privacy including fruit trees as well as an additional storage shed. Book your private viewing today!

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