

245, 99 Arbour Lake Road NW
Calgary, Alberta

MLS # A2163870



\$129,900

Division:	Arbour Lake		
Type:	Mobile/Manufactured House		
Style:	Single Wide Mobile Home		
Size:	1,274 sq.ft.	Age:	1983 (41 yrs old)
Beds:	3	Baths:	1
Garage:	Attached Carport, Carport		
Lot Size:	-		
Lot Feat:	-		

Heating: Forced Air, Natural Gas

Floors: Carpet, Laminate

Roof: Asphalt Shingle

Basement: -

Exterior: Aluminum Siding

Foundation: See Remarks

Features: -

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: -

Utilities: -

Inclusions: Shed, All furniture

Mobile Home in the Watergrove Mobile Home Park. in a quiet cul d sac, close to green space, Home is in need of some renos but is very livable. 3 bedrooms, Large, Dining Room, Kitchen and Living Room with Wood Fireplace, Laundry Room off Bathroom, 1 Bathroom, Mud Room Covered Carport with deck. Shed at the rear, Good size yard This mobile home park is situated in Watergrove Mobile home park in Arbour lake. This park is a 45+ park. Pets need approval from Park and must be 15 inches to the hip or less. Close to all amenities. The monthly lot rent of \$825 includes water, sewer, recycling, garbage pickup, plus all clubhouse amenities. These amenities include outdoor heated swimming pool, indoor hot tub, sauna, billiards/games room, library and more! Easy access to the Arbour Lake LRT, many Crowfoot businesses, clinics, restaurants, grocery stores, and much much more! Easy access to Stoney Trail.