

**16, 6834 59 Avenue
Red Deer, Alberta**

MLS # A2249740



\$45,000

Division:	Mustang Acres		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	896 sq.ft.	Age:	1974 (51 yrs old)
Beds:	3	Baths:	1
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Piling(s)	Utilities:	-
Features:	No Smoking Home		

Inclusions: bird houses, portable closet, patio set, hutch, window coverings, garden shed

This bright and welcoming home is ideal for downsizers or those looking to start a new chapter. Located across from the park, it features a sun-filled living room perfect for entertaining, a kitchen with crisp white cabinets and updated countertops, and a spacious primary bedroom. The third bedroom, currently used for storage, includes a freezer and storage closet. Enjoy outdoor living with a private upper seating area, block patio, and large deck. Upgrades include new paint (2020), furnace (2017), ductwork, flooring, plumbing, electrical, insulation, and some newer windows.