

**101, 6026 13 Avenue  
Edson, Alberta**

**MLS # A2256695**



**\$28,500**

**Division:** Edson

**Type:** Mobile/Manufactured House

**Style:** Mobile Home-Double Wide

**Size:** 1,764 sq.ft. **Age:** 1977 (49 yrs old)

**Beds:** 3 **Baths:** 1

**Garage:** Off Street, Parking Pad

**Lot Size:** -

**Lot Feat:** -

**Heating:** Floor Furnace, Forced Air

**Water:** -

**Floors:** Carpet, Laminate

**Sewer:** -

**Roof:** Asphalt Shingle, Metal

**Condo Fee:** -

**Basement:** -

**LLD:** -

**Exterior:** Metal Siding , Wood Frame

**Zoning:** -

**Foundation:** Block

**Utilities:** -

**Features:** -

**Inclusions:** Shed

Located in the popular Poplar Mobile Home Park, this 1977 mobile with addition has plenty of space for a growing family. With some vision and TLC this unit could be great. It has a new roof, newer furnace and new siding on the addition. The mobile two decks and sits on a huge rented lot and is fenced with good sized shed.