

**4, 4504 41 Street
Camrose, Alberta**

MLS # A2272481



\$42,500

Division: South Side MHP

Type: Mobile/Manufactured House

Style: Mobile Home-Single Wide

Size: 840 sq.ft. **Age:** 1973 (53 yrs old)

Beds: 2 **Baths:** 1

Garage: Off Street

Lot Size: -

Lot Feat: -

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Laminate

Sewer: -

Roof: Other

Condo Fee: -

Basement: -

LLD: -

Exterior: Vinyl Siding

Zoning: -

Foundation: Piling(s)

Utilities: -

Features: Laminate Counters, Open Floorplan

Inclusions: N/A

Step into affordable living and solid investment potential in this well-kept 1973 mobile home, offering comfort, convenience and great value. This cozy property features 2 bedrooms and 1 full bathroom, making it an excellent option for first time buyers, downsizers or investors looking for an easy rental. The home offers a bright living area, a practical kitchen and comfortable bedrooms. Located on a rented lot, this home provides a flexible, low-upkeep lifestyle with the added benefit of a community setting. A smart choice-whether you're looking to own your own home or expand your real estate portfolio.