

**51 River Valley Estates
Whitecourt, Alberta****MLS # A2280601****\$79,500**

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,216 sq.ft.	Age:	1995 (31 yrs old)
Beds:	3	Baths:	2
Garage:	Asphalt, Off Street		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Block	Utilities:	-
Features:	Closet Organizers, No Smoking Home, Vinyl Windows		

Inclusions: N/A

Bright and Open. This family has been updating this home. In the summer of 2025, the roof was redone professionally, and a new living room glass was installed in January. The kitchen cabinets were repainted, floors replaced, and some appliances are also recent. The living room includes a cozy electric fireplace with a mantel. Calm and relaxing colours. The primary bedroom features a walk-in closet and an en-suite bathroom with a large soaker tub adjacent to the separate water closet. Total of 3 bedrooms and 2 full baths. A fully fenced yard, located at the back of the cul-de-sac, is chain-link and is pie-shaped for a large backyard.