

\$262,000 - 722, 1101 84 Street Ne, Calgary

MLS® #A2150322

\$262,000

3 Bedroom, 2.00 Bathroom, 1,130 sqft

Mobile on 0.00 Acres

Abbeydale, Calgary, Alberta

****NEW PRICE REDUCTION...READY FOR OFFERS**** Looking for move in ready home that is "show home" decorated & upgraded on one level & affords you a large, quiet, cul de sac location...then you've found your new home! Perfect for the budget conscious (a lease fee of \$615.00 that won't break the bank, no age restrictions & rentals allowed) & most importantly for those who don't want "SHARED WALLS". Once you walk in no one will believe it's a mobile home! Situated in a cul de sac with a big deck. Love gardening? Enough room at the back of the home for a good-sized garden. Everything has been completely renovated starting (2022), stainless appliances, fridge with water & ice, microwave, hood fan, new wide plank flooring, lighting, fans, backsplash, countertops throughout, island with new "LIVE EDGE"™ top, new electrical panel, soft water filtration, 2 brand new portable air conditioners, new washer & dryer (2024) & all window coverings. This 3 bedroom 2 bath home has vaulted ceilings, large primary bedroom with walk in closet, ensuite and is situated at the far end of the home. The living room is bright and airy with lots of natural light. The kitchen is a chef's delight with stainless appliances, big island that seats 3 & still room for a kitchen table. The other 2 bedrooms & bathroom are at the other end of the home so perfect for teens, roommates etc. The laundry is its own room (not in the hallway) & is oversized with new washer &



dryer, cupboards above and a freestanding storage cupboard. Also included is a second small freezer perfect for those Costco runs. The deck accommodates patio set, BBQ, chairs & comes with the privacy screen. The yard is completely fenced and is big enough for kids/pets to run around. This almost 1200 sf home rivals any other residential bungalow but at a fraction of the cost. Lease fee of \$615 includes water, sewer, snow removal, common area maintenance, garbage pick-up & use of the club facilities. Minutes to Easthills shopping & more. Bus service is in the park as well as school bus service for the little ones. RV storage is on site. For peace of mind, all the big ticket items & aesthetics are done so you can literally move right in! You won't be disappointed!

Built in 1996

Essential Information

MLS® #	A2150322
Price	\$262,000
Sold Price	\$249,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,130
Acres	0.00
Year Built	1996
Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Sold

Community Information

Address	722, 1101 84 Street Ne
Subdivision	Abbeydale
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2Z 7X2

Amenities

Parking Spaces	2
Parking	Driveway, Parking Pad

Interior

Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air

Exterior

Roof	Asphalt Shingle
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Additional Information

Date Listed	July 17th, 2024
Date Sold	September 19th, 2024
Days on Market	64
HOA Fees	0.00

Listing Details

Listing Office	TREC The Real Estate Company
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