

# Southern Mobile Homes

Specializing In Pre-Owned Homes

## FEATURE SHEET

### #313, 1101 - 84th St NE

#### Home Information

Year 1995	Make Winalta	Size 16' x 76'	Sq. Ft. 1216
Floor Plan Split	Bedrooms 3	Baths 2	Shed Yes
Deck Yes	Addition Yes	Utility Room Yes	Carport No
Appliances Fridge, Stove, Dishwasher, Washer, Dryer.			



### Asking Price: \$239,900

Lot Fee: \$620.00/month (Includes Water, Sewer, Garbage)

City Taxes: TBV

Possession Date: NEG.

**Additional Information:** Welcome to this beautiful mobile home that combines comfort and convenience! Featuring newer flooring in the spacious living room, fresh paint throughout, and a brand-new roof, this home is move-in ready and designed for easy living. The large master bedroom offers a peaceful retreat, complete with a generous ensuite featuring a luxurious corner soaker tub — perfect for relaxing after a long day. The thoughtfully laid-out floor plan also provides plenty of natural light, creating a warm and inviting atmosphere and the central air conditioning will keep you comfortable during the hot summer days. The large addition is waiting for you to put your finishing touches on and make it your perfect get away room or another bedroom. Outside, you'll find a large shed for extra storage and a cozy back porch, ideal for enjoying your morning coffee or relaxing in the evening. Don't miss the opportunity to make this lovely mobile home yours!

#### Community Information

Address 1101 84St NE	Manager Olivia	Telephone 403-271-6644
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Chateau Estates is a very well managed manufactured home community. It is located just a few minutes away from a Walmart, Costco, banks, movie theater and many stores and restaurants. The community features and RV compound and a large clubhouse that has a hot tub, weight room, sauna, games room and more! The lot is \$615-\$640 and includes water, sewer and garbage removal. Tenants are allowed 2 outdoor pets per home. Dogs can be no taller that 16" when fully grown. This is a great community to call home!

If You Have Any Questions,  
Or For More Information,  
Please Contact:



Southern Mobile Homes  
Marc 403-280-2944



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