

# Southern Mobile Homes

Specializing In Pre-Owned Homes

## FEATURE SHEET

### #155, 6724 - 17th Ave SE

#### Home Information

Year <b>1974</b>	Make <b>Commodore</b>	Size <b>14' x 68'</b>	Sq. Ft. <b>1150</b>
Floor Plan <b>F.Livingroom</b>	Bedrooms <b>3</b>	Baths <b>1</b>	Shed <b>Yes</b>
Deck <b>Yes</b>	Addition <b>Yes</b>	Utility Room <b>No</b>	Carport <b>No</b>
Appliances <b>Fridge, Stove, Dishwasher, Washer, Dryer.</b>			



### Asking Price: \$157,900

Lot Fee: \$925.00 / month (Includes Water, Sewer, Garbage)

City Taxes: \$TBD

Possession Date: Negotiable

**Additional Information:** Welcome to this charming mobile home with extensive upgrades. Discover modern living in this beautifully updated mobile home. Featuring new windows by Lux, central air conditioning (2020), a new furnace (2020), plush new carpet (2021), and relevelled foundation (2023). Enjoy a new hot water tank (2019), a spacious new deck (2022), and a large addition with new insulation. The home also boasts a Bath Fitter bathtub and new interior doors throughout. This home offers comfort and style with all the modern amenities. Don't miss out on this exceptional property!

#### Community Information

Address <b>6724 17th Ave SE</b>	Manager <b>Richard</b>	Telephone <b>403-272-4429</b>
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Mountview Mobile Home Park is located less than 5 minutes from Walmart, Costco, banks, movie theater and many stores and restaurants. It is close to public transportation and across the street is beautiful Elliston Park. Mountview has both a family section as well as an 'adult only' section. The park is well managed and maintained. The lot fee is \$925 per month and it includes water, sewer and garbage removal. Tenants are permitted one pet per home. Mountview is quiet and safe.

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



**Southern Mobile Homes**

**Marc 403-280-2944**

[www.southernmobilehomes.com](http://www.southernmobilehomes.com)



**Let's Make A Deal!**