

504, 1101 84 Street NE
Calgary, Alberta

MLS # A2231541



\$308,000

Division:	Abbeydale		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Double Wide		
Size:	1,466 sq.ft.	Age:	1999 (26 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street, Parking Pad		
Lot Size:	-		
Lot Feat:	Back Yard, Landscaped, Lawn, Level, Near Shopping Center, No Neighbours		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Pillar/Post/Pier	Utilities:	-
Features:	-		

Inclusions: Built in Office Desk, Master Bedroom TV and TV Mount, Blinds

Welcome to Chateau Estates & one of Calgary's most desirable manufactured home communities! This beautifully maintained 3-bedroom, 2-bathroom home offers 1465.98 sqft of comfortable living space situation on a LARGE PIE SHAPE LOT. This charming mobile home features a bright and open kitchen with stainless steel appliances and opens to a cozy living room area perfect for entertaining or a quiet movie night. The adjacent dining area is perfect for entertaining, and a cozy breakfast nook for casual meals & opening onto a large backyard deck ideal for outdoor living. The spacious primary bedroom can easily fit a king-sized bed and features a private 4-piece ensuite, while the generously sized second bedroom also enjoys easy access to its own 4-piece bathroom. The third bedroom, complete with a trendy barn door, is currently being used as a home office but can easily convert into a guest space to suit your needs. Outside, enjoy a large pie-shaped lot with a 2-car driveway, a beautifully landscaped backyard, and a spacious deck with pergola & ideal for relaxing or hosting friends. A convenient storage shed adds extra utility, and the roof has been recently replaced, giving peace of mind. Chateau Estates is a well-managed, secure, all-ages manufactured home community and features paved streets, cottage-style mobile homes, and includes water, sewer, trash, and snow removal in its lot fees. Residents enjoy a large clubhouse complete with hot tub, sauna, fitness room, and games area, all within a quiet, family-friendly environment! Don't miss your opportunity to own this turnkey home in a quiet, well-managed community just minutes from major shopping and entertainment centres, including Walmart, Costco, East Hills Shopping Centre, Cineplex Theatre, banks, and a wide array of restaurants and amenities!