

**11 Sagebrush Estates
Rural Newell, County of, Alberta**

MLS # A2244080



\$155,000

Division: Sagebrush Estates

Type: Mobile/Manufactured House

Style: Mobile Home-Single Wide

Size: 1,276 sq.ft. **Age:** 1998 (28 yrs old)

Beds: 3 **Baths:** 2

Garage: Front Drive, Gravel Driveway, Off Street, Parking Pad, Stall

Lot Size: -

Lot Feat: -

Heating:	Forced Air, Natural Gas	Water:	Drinking Water, See Remarks
Floors:	Carpet, Laminate, Linoleum	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Manufactured Floor Joist, Silent Floor Joists, Vinyl Siding, Wood Frame	Zoning:	-
Foundation:	Piling(s)	Utilities:	Electricity Connected, Natural Gas Connected, Garba
Features:	Bookcases, Ceiling Fan(s), Closet Organizers, High Ceilings, Laminate Counters, Separate Entrance, Soaking Tub, Vinyl Windows		
Inclusions:	Window AC		

Affordable homes have been hard to find, until now. This 1998 mobile might be the solution for you. Situated at the end of a quiet street in Sagebrush estates, this three bed room two bath mobile is move in ready, and is just on the outskirts of Brooks. New siding, new metal roof, and the unique floor plan flows well, with plenty of storage, and two outside decks to relax on. Still in the county but with regional water, seasonal irrigation, public utilities, and just minutes from the amenities of the city. If your looking for a quiet space with affordable taxes and lot fees, schedule a visit soon. All hail damage has been repaired by professionals with high quality materials.