

69, 6205 54 Street
Ponoka, Alberta

MLS # A2249741



\$117,000

Division: Poplar Grove Community

Type: Mobile/Manufactured House

Style: Mobile Home-Single Wide

Size: 1,216 sq.ft. **Age:** 1989 (37 yrs old)

Beds: 3 **Baths:** 2

Garage: Parking Pad

Lot Size: -

Lot Feat: -

Heating: Forced Air

Water: -

Floors: Carpet, Laminate, Vinyl

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: -

LLD: -

Exterior: -

Zoning: -

Foundation: -

Utilities: -

Features: -

Inclusions: Shed

This nicely updated home offers 3 bedrooms and 2 baths. This home is well maintained and has had many recent upgrades including: new flooring throughout the kitchen and primary bedroom, some cabinetry, new hot water tank (2025), as well as dishwasher, stove in recent years. The open floor plan, features a nice flow to the main living area. A 14'x 9' addition provides an extra space for a quiet sitting room or storage. (not included in square footage). Located on a corner lot backing onto trees and an open field. This home is on a rented lot with your monthly fee including water, sewer, and garbage pickup. Buyers must be approved by Park Management. Lot Lease is \$654.32 per month.