

**294 Fleet Street SW
Medicine Hat, Alberta**

MLS # A2272149



\$99,900

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|------------------|---------------------------|---------------|-------------------|
| Division: | SW Hill | | |
| Type: | Mobile/Manufactured House | | |
| Style: | Mobile Home-Double Wide | | |
| Size: | 1,044 sq.ft. | Age: | 1983 (43 yrs old) |
| Beds: | 3 | Baths: | 2 |
| Garage: | Off Street | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|-------------------------|-------------------|---|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Laminate | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | - | LLD: | - |
| Exterior: | - | Zoning: | - |
| Foundation: | - | Utilities: | - |
| Features: | - | | |

Inclusions: Fridge, stove, dishwasher built-in, hood fan, washer and dryer, central air conditioner, shed x2

Fully renovated and move in ready! All you need to do is unpack and relax. This beautifully updated 1,044 sq. ft. manufactured home is the perfect fit for first-time buyers, downsizers, or revenue seekers looking for a clean, modern space. The open concept kitchen, dining, and living area feels bright and spacious, featuring a stylish centre island, stainless steel appliances, and plenty of cabinetry for storage. With 3 bedrooms, a convenient 3pc ensuite, and a full 4pc bathroom, the layout offers comfort and functionality for the whole family. The home also includes a dedicated laundry area equipped with washer and dryer for added convenience. A 9x20 addition has been added and gives extra space for the home. Enjoy the outdoors on the partial wrap-around deck, offering plenty of room for morning coffee, barbecuing, or evening relaxation. The driveway provides two off street parking stalls, and two storage sheds give you ample space for tools, bikes, or seasonal items. Move in ready with immediate possession available — don't miss this great opportunity! \$670/month for Lot Fees. All buyers must be approved by the Park Management. A/C unit is disconnected from the structure and has never been used by the seller. A/C unit is being sold AS IS, WHERE IS.