



**125 Foster Street SE
Seven Persons, Alberta**

MLS # A2278723



\$219,900

Division:	NONE	
Type:	Residential/Manufactured House	
Style:	Mobile Home-Single Wide	
Size:	978 sq.ft.	Age: 1978 (48 yrs old)
Beds:	2	Baths: 2
Garage:	Double Garage Attached, Driveway, Heated Garage	
Lot Size:	0.22 Acre	
Lot Feat:	Landscaped, Level, Standard Shaped Lot	

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	HR
Foundation:	Slab	Utilities:	-
Features:	See Remarks		

Inclusions: BBQ, Lawnmower, Weed Eater, Refrigerator, Stove, Dishwasher, Microwave Hood Fan, Washer, Dryer, Window Coverings, Garage Door Opener + Controls (AS-IS Seller hasn't used) Central Air Conditioner, Garage Heater, TV + Mount, Misc Garden Tools, Shelving in cabinets in back entry + sewing room + Garage

Located on three lots in the welcoming community of Seven Persons, this unique mobile home property offers space, functionality, and versatility just minutes from the city. The home features an open floor plan with a large front living room that flows seamlessly into a generous dining area and spacious kitchen, complete with a newer fridge and stove (approximately 2 years old)—perfect for everyday living and entertaining. Inside you'll find two large bedrooms, a 4-piece bathroom, and a dedicated laundry room conveniently located off the kitchen. A standout feature of this property is the oversized double garage, offering in-floor heating, high ceilings, a 3-piece bathroom, and additional living space—ideal for a workshop, home business, hobby space, or extra entertaining area. Outside, enjoy a huge fully fenced yard with plenty of room for kids, pets, RV parking, or future development. The outdoor space is completed by a large deck and a patio area with pergola, creating the perfect setting for relaxing or hosting guests. Offering small-town living with quick access to the city, this property is a rare opportunity with room to grow and endless possibilities.