

20 Mobile Drive
Three Hills, Alberta

MLS # A2286999



\$98,900

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,202 sq.ft.	Age:	1974 (52 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Heated Garage, Insulated, Parking Pad, Single Garage Attached		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum, Vinyl	Sewer:	-
Roof:	Membrane, Metal, Rolled/Hot Mop, Rubber	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Block, Pillar/Post/Pier	Utilities:	-
Features:	-		

Inclusions: sump pump, shed

Welcome to this one-of-a-kind property located in the charming community of Three Hills. This well-maintained mobile home, with 2 bedrooms and 1 & 1/2 bath, has been thoughtfully expanded to offer exceptional living space, versatility, and comfort. The home features: a spacious walk-in closet with convenient in-room laundry, an attached single garage for secure parking and storage, and substantial additions that includes two bright sunrooms, a dedicated office, and an inviting living room complete with a warm and cozy electric fireplace. The fully fenced yard provides privacy and ease of care with low-maintenance landscaping and a large storage shed—ideal for tools, equipment, or hobbies, backing onto local green space. This property offers a rare combination of functionality, extra living space, and small-town charm. A fantastic opportunity for buyers seeking value and flexibility in a welcoming Alberta community.