

9521 111 Avenue  
Clairmont, Alberta

MLS # A2256765



\$220,000

Division: N/A

Type: Residential/Manufactured House

Style: Bungalow

Size: 1,368 sq.ft. Age: 2006 (19 yrs old)

Beds: 3 Baths: 2

Garage: Parking Pad

Lot Size: 0.14 Acre

Lot Feat: Corner Lot, Few Trees, Lawn

Heating: Forced Air, Natural Gas

Floors: Carpet, Linoleum

Roof: Asphalt Shingle

Basement: None

Exterior: Vinyl Siding

Foundation: Piling(s)

Features: Ceiling Fan(s), No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Vinyl Windows

Water: -

Sewer: -

Condo Fee: -

LLD: 25-72-6-W6

Zoning: RR-4

Utilities: -

Inclusions: N/A

New to the market, this well-cared-for 3 bedroom, 2 bathroom manufactured home offers 1,368 sq. ft. of comfortable living space designed with family in mind. The functional floor plan provides two bedrooms and a full bathroom at one end of the home, while the spacious primary suite is privately located at the opposite end. The primary retreat features an impressive 14' closet and a generously sized ensuite spanning nearly 17' wide, complete with a large soaker tub/shower and a makeup vanity. At the heart of the home, you'll find an open-concept living space with vaulted ceilings and west-facing windows that fill the rooms with natural light. The kitchen is well-appointed with extensive counter space, perfect for meal prep, along with a built-in china cabinet with glass doors to showcase your favorite dishware or collectibles. All appliances are included for added convenience. Additional features include newer shingles and a storage shed, ideal for tools and garden equipment. This move-in ready property combines comfort, practicality, and affordability, making it an excellent choice for families or first-time home buyers. Don't miss this opportunity—book your showing today!