

# \$82,500 - 70, 8060 100 Street, Grande Prairie

MLS® #A2231877

**\$82,500**

2 Bedroom, 1.00 Bathroom, 925 sqft

Mobile on 0.00 Acres

MH - Coachman, Grande Prairie, Alberta

This 2-bedroom, 1-bath mobile home offers 815 sq ft of cozy, functional space at a hard-to-beat price. Whether you're a first-time homebuyer looking to get into the market or an investor seeking a reliable rental property, this home checks all the boxes. You will be able to appreciate the amount of work that went into this place. It has a modern appeal without breaking the bank. There has been many updates from new kitchen, flooring, updated windows, electrical, plumbing, new bathroom, skirting, new furnace, and much more! Pad rent is \$590 and it covers proportionate share of property taxes, garbage, sewer, snow removal and park management. Water is extra and it roughly runs each unit about \$77/mth. With immediate possession available, you can move in or start renting right away. Don't miss out—schedule your showing today!

Built in 1976

## Essential Information

MLS® #	A2231877
Price	\$82,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	925
Acres	0.00
Year Built	1976



Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Active

### Community Information

Address	70, 8060 100 Street
Subdivision	MH - Coachman
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 2N9

### Amenities

Parking Spaces	2
Parking	Driveway, Parking Pad

### Interior

Appliances	See Remarks
Heating	Forced Air, Natural Gas

### Exterior

Roof	Asphalt Shingle
------	-----------------

### Additional Information

Date Listed	June 17th, 2025
Days on Market	48

### Listing Details

Listing Office	Grassroots Realty Group Ltd.
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.