

\$130,000 - 4617 53 Avenue, Grimshaw

MLS® #A2245292

\$130,000

2 Bedroom, 1.00 Bathroom, 896 sqft

Residential on 0.15 Acres

NONE, Grimshaw, Alberta

If you are thinking now is the time to get your own place and have started the search then here is one that any first time home buyer or someone downsizing needs to consider. This is a 2 bedroom, 1 four piece bathroom and comes in at 896 sq ft with a large living room area and comfortable kitchen and dining area plus offers a large deck, huge fenced yard and multiple outbuildings. This is a great opportunity to get out of renting and get into your own home with a fantastic yard. If you include the mortgage, taxes and utilities you are probably under \$1100 per month in costs and you have your own place - not paying down the mortgage for some one else!!! The sign is up!! Call today

Built in 2004

Essential Information

MLS® #	A2245292
Price	\$130,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	896
Acres	0.15
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Single Wide Mobile Home



Status	Active
--------	--------

Community Information

Address	4617 53 Avenue
Subdivision	NONE
City	Grimshaw
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T0H1W0

Amenities

Parking Spaces	2
Parking	Off Street, Gravel Driveway

Interior

Interior Features	Vinyl Windows
Appliances	Dryer, Refrigerator, Washer, Range
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Basement	None

Exterior

Exterior Features	Fire Pit, Storage
Lot Description	Back Lane, Front Yard, Lawn, Irregular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Block, Wood, None

Additional Information

Date Listed	August 1st, 2025
Days on Market	93
Zoning	R Mobile Home Subdivison

Listing Details

Listing Office	Century 21 Town and Country Realty
----------------	------------------------------------

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.