



Anne French
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2954 31 Street S
Lethbridge, Alberta

MLS # A2171399



\$219,900

Division:	Parkbridge Estates		
Type:	Mobile/Manufactured House		
Style:	Single Wide Mobile Home		
Size:	1,186 sq.ft.	Age:	-
Beds:	3	Baths:	2
Garage:	Carport, Off Street, Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	-	Utilities:	-
Features:	-		

Inclusions: underground sprinklers, TV wall mount bracket, 2nd Fridge (in shed)

From the moment you walk in, this beautifully maintained home in the 55+ ParkBridge Estates feels amazing. Featuring 3 spacious bedrooms and 2 bathrooms, including an executive-style ensuite, the home has been freshly painted and comes with new appliances and updated flooring. The separate laundry room includes a washer and dryer for your convenience. Enjoy the sunroom/porch area year-round, along with underground sprinklers to keep the landscape vibrant. A dedicated workshop and ample storage add to the functionality, while the double carport protects your vehicles. Move-in ready with flexible possession options available.