

**287, 99 Arbour Lake Road NW
Calgary, Alberta**

MLS # A2301889



\$249,900

Division:	Arbour Lake		
Type:	Mobile/Manufactured House		
Style:	Mobile Home-Single Wide		
Size:	1,197 sq.ft.	Age:	2004 (22 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	-
Foundation:	-	Utilities:	Cable, Cable Internet Access, Cable Connected
Features:	-		

Inclusions: none

Pride of ownership is very evident in this home This a very well kept home Absolutely beautiful yard, see pictures Comes with Fridge, Stove, Dishwasher, Over the Range Microwave, Washer and dryer. New furnace and Central Air in 2025, New hot water tank in 2024, new living room carpet in 2025, new toilets in 2025, new deck in 2025, Double pane windows, Walk in pantry, Walk in closet in the primary bedroom . 2 bathrooms, three bedrooms, lease fees will be \$890 which includes, Water, Sewer, Garbage, Recycling and compost as of May 1, 2026