

## \$58,000 - 2 Cliff Crescent, Edmonton

MLS® #E4447627

**\$58,000**

2 Bedroom, 1.00 Bathroom, 1,216 sqft

Land Lease Community on 0.00 Acres

Maple Ridge (Edmonton), Edmonton, AB

This single wide mobile home located in Maple Ridge would make a great starter home or a home for empty nesters! The home features 2 great sized bedroom and a 4 piece bathroom. The layout is spacious with the open concept living room, dining area, kitchen and the bedrooms, bathroom and laundry tucked away at the rear of the home. The lot is spacious and fenced. There is a great deck to enjoy the summer and it even has a storage shed for yard equipment storage. The home just needs a little tidy and some personal touches and it will shine!

Built in 1981

### Essential Information

MLS® #	E4447627
Price	\$58,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,216
Acres	0.00
Year Built	1981
Type	Land Lease Community
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active



## Community Information

Address	2 Cliff Crescent
Area	Edmonton
Subdivision	Maple Ridge (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6P 1B6

## Amenities

Parking	Parking Pad Cement/Paved
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## Interior

Appliances	None
Heating	Forced Air-1, Natural Gas

## Exterior

Foundation	Block
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## Additional Information

Date Listed	July 12th, 2025
Days on Market	4
Zoning	Zone 42
RE / Bank Owned	Yes

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Listing information last updated on July 16th, 2025 at 5:32am MDT