# \$39,900 - 19 9501 104 Avenue, Westlock

MLS® #E4452763

## \$39,900

2 Bedroom, 1.00 Bathroom, 832 sqft Land Lease Community on 0.00 Acres

Westlock, Westlock, AB

Affordable and cozy 2-bedroom, 833 sq.ft. manufactured home on a rented lot in Westlock Trailer Park. Features include vinyl siding, PVC double-glazed windows, updated plank flooring, and a bright kitchen with fridge, stove, portable dishwasher, washer, and dryer. Spacious family room plus den with laundry area. Front entry offers a walk-in coat closet. Enjoy two decks, including a 5'x12' rear deck, and a large fenced yard with firepit. Double gravel parking pad. Metal roof appears recently updated. Lot rent is \$500/month and includes water, sewer, and waste management. Walking distance to schools, shopping, and playground. Extras include table with 6 chairs, double bed and frame, coat rack, cutlery, and Christmas tree.



#### **Essential Information**

MLS® # E4452763 Price \$39,900

Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 832

Acres 0.00

Year Built 1968







Type Land Lease Community
Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 19 9501 104 Avenue

Area Westlock
Subdivision Westlock
City Westlock
County ALBERTA

Province AB

Postal Code T7P 1M7

#### **Amenities**

Parking Spaces 2

Parking 2 Outdoor Stalls, Front Drive Access

#### Interior

Appliances Dishwasher-Portable, Dryer, Hood Fan, Oven-Microwave, Refrigerator,

Storage Shed, Stove-Electric, Washer, Window Coverings, See

Remarks

Heating Forced Air-1, Natural Gas

# **Exterior**

Foundation Block

#### **School Information**

Elementary St. Mary
Middle St. Mary
High St. Mary

# **Additional Information**

Date Listed August 12th, 2025

Days on Market 76

Zoning Zone 70

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