



## 3223 83 Street Calgary Alberta

\$140,000

Welcome to Greenwood Village, where comfort and convenience come together in this charming 3-bedroom, 1-bathroom, living room, with dining area, mobile home. Located in a family-friendly community, this delightful residence is perfect for singles, couples, or small families seeking a cozy and affordable living space. As you step inside, you'll be greeted by a sunny and mud room area, the once inside unit you will see a pleasantly designed kitchen and dining area, with an adjacent living room with a gas stove just ment for both relaxation and functionality. The kitchen is well-equipped with modern appliances, ample counter space, and plenty of storage, making meal preparation a breeze. The bedrooms offer a peaceful retreat, complete with generous closet space and natural light. The well-maintained bathroom features all the essentials you need for your daily routine. One of the standout features of this home is its prime location within Greenwood Village. This family-friendly community is known for its welcoming atmosphere and proximity to a variety of amenities. Just a short distance away is the beautiful Bowness Park, a local favorite for its scenic walking trails, picnic areas, and recreational opportunities. Spend your weekends exploring the park, enjoying picnics by the river, or taking leisurely strolls through the lush green spaces. In addition to its natural beauty, Greenwood Village is conveniently close to shopping and dining options. The new farmers market in Northwest Calgary is just a short walk away, offering fresh, locally-sourced produce and unique artisanal goods. You'll also find grocery stores, retail shops, and restaurants nearby, ensuring that all your daily needs are met with ease. This mobile home also features a welcoming front sun porch, and another porch on the other side of the unit making it perfect for enjoying your morning coffee or ...

Living room 16.42 Ft x 11.33 Ft

Dining room 5.42 Ft x 11.25 Ft

Kitchen 9.33 Ft x 11.25 Ft

Other 9.33 Ft x 7.67 Ft

Pantry 3.75 Ft x 2.08 Ft

Laundry room 8.58 Ft x 5.08 Ft

Bedroom 10.00 Ft x 71.00 Ft

3pc Bathroom 8.58 Ft x 5.00 Ft

Primary Bedroom 10.58 Ft x 8.92 Ft

Other 8.33 Ft x 7.42 Ft

Other 26.00 Ft x 8.00 Ft

Other 23.75 Ft x 5.67 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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**Mirror**

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