

# \$163,500 - 25, 649 Main Street N, Airdrie

MLS® #A2193167

**\$163,500**

3 Bedroom, 2.00 Bathroom, 1,142 sqft  
Mobile on 0.00 Acres

Sunridge., Airdrie, Alberta

Welcome to this beautifully updated 3-bedroom, 2-bathroom home close to all of the great amenities Airdrie has to offer! This welcoming home has been thoughtfully updated with new luxury vinyl plank flooring, new lighting, fresh paint and window coverings plus many more valuable updates! Step inside to discover a welcoming kitchen and dining area. The large kitchen features a skylight, attractive cabinets with updated hardware, stainless steel appliances and a moveable kitchen island. The spacious living room features a vaulted ceiling and a spectacular chandelier light feature. Retreat to the tranquil primary bedroom with 4 piece ensuite and spacious walk-in closet. Down the hall you will find 2 more spacious bedrooms and second 4-piece bathroom designed for rest and privacy. Finally a convenient laundry room/storage room completes the layout of this great home. This property features two front entry options, both with hall closets and a door off of the living room leads you to a enclosed 3-season room perfect for enjoying your morning coffee or unwinding in the evenings. From there you can head out to the spacious fenced yard space. This home is situated on lot #25 in Airdrie's mobile home park with a monthly lot fee of \$845 which includes water/sewer and garbage/recycling. Owners pay electricity, natural gas, cable/internet/phone. Pets are allowed with park approval. Don't miss your chance to own this lovingly maintained spacious home.



Schedule a viewing today! Other renovations/updates include new toilets, newer dishwasher and hot water tank.

Built in 2004

### **Essential Information**

MLS® #	A2193167
Price	\$163,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,142
Acres	0.00
Year Built	2004
Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Active

### **Community Information**

Address	25, 649 Main Street N
Subdivision	Sunridge.
City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 2A1

### **Amenities**

Parking Spaces	2
Parking	Parking Pad, Gravel Driveway

### **Interior**

Interior Features	Ceiling Fan(s), Kitchen Island, Laminate Counters, Open Floorplan, Pantry, Separate Entrance, Skylight(s), Vinyl Windows, Chandelier
Appliances	Dishwasher, Electric Stove, Freezer, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas

### **Exterior**

Exterior Features	Other, Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Block

### **Additional Information**

Date Listed	February 10th, 2025
Days on Market	60

### **Listing Details**

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.