$185,000 - 227, 3223 83 Street Nw, Calgary

MLS® #A2214888

$185,000
3 Bedroom, 2.00 Bathroom, 1,206 sqft
Mobile on 0.00 Acres

Greenwood/Greenbriar, Calgary, Alberta

OPEN HOUSE Saturday, May 3 1:00 PM to 3:00 PM SELLER IS OFFERING 3 MONTH LOT FEE REBATE! Beautifully maintained 3 bed/2 bath mobile home in Greenwood Village. This home has mostly original finishings but has been so well maintained, you can move right in. The first thing you'll notice when you arrive is the lovely fenced yard with tall hedges on two sides for extra privacy. The long covered deck, with garden doors to the kitchen, extends your living space and will bring plenty of outdoor enjoyment. Once inside you'll see a large living room with vaulted ceilings. The living room is separated from the kitchen by smaller pony walls giving an open concept feel. The kitchen is nice and bright with double skylight over the sink and large garden doors to the deck. There's no shortage of storage with the abundance of built in cabinetry. The primary bedroom is at the back of the home with a large 4 piece ensuite and walk in closet. The other end of the home has 2 more bedrooms and another 4 piece bath making it ideal for guests to have their own space. The furnace in the home is original but has been regularly maintained and a new motor was just installed. The central air will keep you comfortable during the hot summer months. A new hot water tank was installed 2023, new skirting installed 2024 and the deck was re-surfaced in 2022. The roof is about 7 years old and the roof on the shed was done 4 years ago. The pride of ownership shows throughout this lovely home and you

can't beat the location; just a short walk to the West Farmer's Market, dog park and bus stop. Lot fee is $1275/month and includes water, sewer,, waste and recycling services. Pet restrictions are 2 per home; dogs no more than 35 lbs when fully grown.

Built in 1995

Essential Information

MLS® #	A2214888
Price	$185,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,206
Acres	0.00
Year Built	1995
Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Active

Community Information

Address	227, 3223 83 Street Nw
Subdivision	Greenwood/Greenbriar
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 5N4

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad, Side By Side, Stall

Interior

Interior Features	Beamed Ceilings, Ceiling Fan(s), Laminate Counters, Skylight(s), Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Freezer,

	Range Hood, Refrigerator, Washer, Window Coverings
Heating	Central, Natural Gas
Cooling	Central Air

Exterior

Exterior Features	Private Yard, Storage
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Piling(s)

Additional Information

Date Listed	April 25th, 2025
Days on Market	6

Listing Details

Listing Office	MaxWell Canyon Creek

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