

# \$145,000 - 108, 5823 52 Street, Eckville

MLS® #A2228799

**\$145,000**

3 Bedroom, 2.00 Bathroom, 1,216 sqft

Mobile on 0.00 Acres

NONE, Eckville, Alberta

Affordable Living in Eckville â€” Move-In Ready 3 Bed, 2 Bath Home on Spacious Pie-Shaped Lot!

Welcome to this well-maintained 2001 SRI Homes Inc. mobile home, ideally situated on a rented pie-shaped lot (\$430/mth for lot rent) in the charming community of Eckville, Alberta. Offering 1,216 sq ft of comfortable living space, this 3-bedroom, 2-bathroom home is perfect for first-time buyers, families, or anyone looking to downsize without compromising on quality. Recent upgrades include: 50-year shingles installed in 2019, Newer flooring and paint throughout, 2 spacious pressure-treated decks (12'6X6 & 16'5X12'4)â€”ideal for outdoor entertaining. The home sits on a unique pie-shaped lot (96 x 115 x 46 ft), providing extra yard space for gardening, pets, or RV Parking. Inside, enjoy a bright and open layout with a large kitchen, a primary bedroom with a full ensuite, and two additional bedrooms for family or guests. Located in a quiet, family-friendly neighbourhood with easy access to local amenities, schools, and parks, this property offers an excellent opportunity for affordable home ownership.

Built in 2001

## Essential Information

MLS® # A2228799

Price \$145,000



|                |                         |
|----------------|-------------------------|
| Bedrooms       | 3                       |
| Bathrooms      | 2.00                    |
| Full Baths     | 2                       |
| Square Footage | 1,216                   |
| Acres          | 0.00                    |
| Year Built     | 2001                    |
| Type           | Mobile                  |
| Sub-Type       | Mobile                  |
| Style          | Single Wide Mobile Home |
| Status         | Active                  |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 108, 5823 52 Street |
| Subdivision | NONE                |
| City        | Eckville            |
| County      | Lacombe County      |
| Province    | Alberta             |
| Postal Code | T0M 0X0             |

### Amenities

|                |  |
|----------------|--|
| Parking Spaces | 2  |
| Parking        | Off Street, Parking Pad, RV Access/Parking |

### Interior

|            |  |
|------------|--|
| Appliances | Electric Stove, Range Hood, Refrigerator, Washer |
| Heating    | Forced Air, Natural Gas, Floor Furnace           |

### Exterior

|            |                 |
|------------|-----------------|
| Roof       | Asphalt Shingle |
| Foundation | Block           |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 69             |

### Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

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