

\$169,900 - 9709 101 Avenue, Clairmont

MLS® #A2236238

\$169,900

3 Bedroom, 2.00 Bathroom, 1,372 sqft

Residential on 0.14 Acres

NONE, Clairmont, Alberta

This well-cared-for 3-bedroom, 2-bathroom mobile home in Clairmont is perfect for first-time buyers looking for affordable living just minutes from Grande Prairie. Owned by the same person for 40 years, it features a metal roof, updated kitchen with newer cabinets and a wall pantry with slide-out drawers, updated flooring, and a beautifully tiled master bathroom. Outside, enjoy the asphalt driveway, parking for 4 plus vehicles or an RV, carport, two storage sheds, including one with power, and a lovely garden, all while benefiting from low County taxes. Other upgrades include: new underbelly, plumbing, new washer and dryer 2 years ago, new lino in kitchen and dining.

Built in 1981

Essential Information

MLS® #	A2236238
Price	\$169,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,372
Acres	0.14
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	Single Wide Mobile Home



Status	Active
--------	--------

Community Information

Address	9709 101 Avenue
Subdivision	NONE
City	Clairmont
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	t8x 5g4

Amenities

Parking Spaces	4
Parking	Attached Carport

Interior

Interior Features	Pantry
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	None
Lot Description	Other
Roof	Metal
Construction	Aluminum Siding
Foundation	Block

Additional Information

Date Listed	July 2nd, 2025
Days on Market	39
Zoning	RR

Listing Details

Listing Office	Sutton Group Grande Prairie Professionals
----------------	---

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.