

# \$199,000 - 7a, 6205 54 Street, Ponoka

MLS® #A2197638

**\$199,000**

3 Bedroom, 2.00 Bathroom, 1,216 sqft

Mobile on 0.00 Acres

Poplar Grove Community, Ponoka, Alberta

PRIDE OF OWNERSHIP! Second owner, and truly immaculate with tons of recent upgrades. New shingles, siding, flooring, paint, trim, appliances, and fixtures including taps, lights, door handles and hinges makes this 3 Bedroom, 2 Bathroom home with a newly framed and enclosed sunroom / screen porch a great option for a first time homeowner or someone looking to downsize to simple living. The current owners have put a lot of time and investment into making this home refreshed and new. The vaulted ceilings and open floorplan make this home easy to maneuver and has a huge kitchen and living space. There are solid wood cabinets throughout the kitchen, all brand new appliances and a nice sized pantry as well. The Primary bedroom was designed with an extra large door and a walk-in shower making it very suitable for anyone who may have restricted mobility or concerns. There is a dedicated laundry room that includes a new stacking washer/dryer, laundry sink and room for more storage. The other end of the home includes 2 more bedrooms and a 4PC Bathroom. The rear door and the patio doors off the kitchen lead to the huge 8x48 deck that features a completely reframed and enclosed 8x26 sunroom with screens and a sky light. This is a great place to enjoy morning coffee, grill, entertain or sit back to enjoy the absolutely stunning back yard. In addition to the brand new composite deck with glass railing; you will find a brand new chain link fence that completely encloses the yard



â€“ so it is safe for your 4-legged friends to enjoy. In addition to well established trees, perennials and a large, private and beautiful yard you have a 8x8 garden shed and a finished (insulated and power with wood floor) 12x20 single car garage that makes a great workshop, place to store the toys or go on and park inside. This home is absolutely Move In READY!

Built in 2008

### Essential Information

MLS® #	A2197638
Price	\$199,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,216
Acres	0.00
Year Built	2008
Type	Mobile
Sub-Type	Mobile
Style	Single Wide Mobile Home
Status	Active

### Community Information

Address	7a, 6205 54 Street
Subdivision	Poplar Grove Community
City	Ponoka
County	Ponoka County
Province	Alberta
Postal Code	T4J 1M5

### Amenities

Parking Spaces	3
Parking	Off Street, Single Garage Detached
# of Garages	1

### Interior

Appliances	Dishwasher, Electric Stove, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas

**Exterior**

Roof	Asphalt
Foundation	Block, Wood

**Additional Information**

Date Listed	February 26th, 2025
Days on Market	58

**Listing Details**

Listing Office	RE/MAX real estate central alberta
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