

\$269,900 - 11006 96a Street, Clairmont

MLS® #A2245902

\$269,900

3 Bedroom, 2.00 Bathroom, 1,520 sqft

Residential on 0.14 Acres

NONE, Clairmont, Alberta

Welcome to this well maintained 3 bedroom, 2 bathroom mobile home in Clairmont, located just outside the city limits with paved walking trails and a park just the road, this home provides the convenience of nearby urban amenities while benefiting from lower county taxes. Offering immediate possession and a great opportunity for homeownership, the spacious open floor plan is perfect for modern living. Featuring a bright living area and a kitchen with stainless steel appliances, ample cabinetry, a functional island with seating, and plenty of room to cook and entertain. The primary bedroom includes a walk-in closet and a private ensuite, while the additional bedrooms are ideal for family, guests, or a home office. Enjoy a separate laundry room, and backrad access to the outdoor features like a landscaped yard, deck, and partial fencing. Vacant and move-in ready, this home is waiting for its next owners!Â Book your showing today!

Built in 2013

Essential Information

MLS® #	A2245902
Price	\$269,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,520



Acres	0.14
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Modular Home
Status	Active

Community Information

Address	11006 96a Street
Subdivision	NONE
City	Clairmont
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 0W3

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Kitchen Island, Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

Exterior

Exterior Features	None
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	ICF Block

Additional Information

Date Listed	September 8th, 2025
Days on Market	9

Zoning

RR-4

Listing Details

Listing Office

RE/MAX Grande Prairie

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.