

# \$234,900 - 11116 96 Street, Clairmont

MLS® #A2262786

**\$234,900**

3 Bedroom, 2.00 Bathroom, 1,216 sqft  
Residential on 0.11 Acres

NONE, Clairmont, Alberta

Modern Updates & Family-Friendly Location!  
This beautifully refreshed single-wide mobile offers unbeatable value in a fantastic location with a playground right next door! Step inside to find stylish, modern touches throughout, including new shingles, stunning stainless steel appliances, and a newer washer and dryer set. The bright, open-concept layout features vaulted ceilings and plenty of natural light in the spacious living room. Modernized flooring throughout this home as well, adds to the clean lines & open feeling. Make note of the fantastic feature wall through the dining area & living room!

The kitchen is a a great open plan with abundant cabinetry, a corner pantry, large window, and eye-catching modern backsplash. Designed with family living in mind, you'll love the smart layout with two generous bedrooms and a full bath on one end, and a private primary suite with ensuite on the other. Tons of storage throughout this awesome home as well.

Set on durable steel screw piles for lasting stability, this home was relocated to its current site just last year and features a framed perimeter with 2x4s and OSB providing strong, secure skirting that stays in place.

Well maintained and move-in ready, this home combines modern comfort, affordability, and a welcoming neighborhood, close to Clairmont



school, parks & playgrounds â€” a wonderful place to call home!

Built in 1999

### Essential Information

MLS® #	A2262786
Price	\$234,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,216
Acres	0.11
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Single Wide Mobile Home
Status	Active

### Community Information

Address	11116 96 Street
Subdivision	NONE
City	Clairmont
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8X5C3

### Amenities

Parking Spaces	2
Parking	Gravel Driveway, Parking Pad

### Interior

Interior Features	Built-in Features, Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows, Jetted Tub
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Central, Forced Air, Natural Gas
Cooling	None

Basement	None
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## Exterior

Exterior Features	Other, Rain Gutters
Lot Description	City Lot, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Piling(s)

## Additional Information

Date Listed	October 10th, 2025
Days on Market	1
Zoning	RR4

## Listing Details

Listing Office	RE/MAX Grande Prairie
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