

## \$137,700 - 46 Calmar Mobile Home Park, Calmar

MLS® #E4457610

**\$137,700**

3 Bedroom, 1.00 Bathroom, 876 sqft  
Land Lease Community on 0.00 Acres

Calmar, Calmar, AB

Looking for affordable living with modern updates in the desirable town of Calmar? This 3 bed, 1 bath mobile home offers unbeatable value with extensive renovations inside and out. Recent upgrades include electrical and plumbing completed by a journeyman electrician, brand new kitchen cabinets with a sleek modern design, a new 40' x 48' island, new fridge, stove, and microwave, soft-touch light switches, new blinds, neutral window coverings, fresh paint, waterproof laminate flooring, and carpet throughout. Comfort and efficiency were top of mind with heat tape and insulation installed under the unit, while the exterior shines with a new extended deck, updated siding (2025), water proof shed, and a large private yard. Major system updates include new shingles (2020), furnace (2010 with ducts cleaned in 2021), and a hot water tank (2021). This move-in ready home offers incredible value with low lot fees, a quiet community, and close proximity to city amenities, making it an excellent alternative to renting.

Built in 1976

### Essential Information

MLS® #	E4457610
Price	\$137,700



Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	876
Acres	0.00
Year Built	1976
Type	Land Lease Community
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	46 Calmar Mobile Home Park
Area	Calmar
Subdivision	Calmar
City	Calmar
County	ALBERTA
Province	AB
Postal Code	T0C 0V0

### Amenities

Parking	2 Outdoor Stalls
---------	------------------

### Interior

Appliances	Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas

### Exterior

Foundation	Block
------------	-------

### Additional Information

Date Listed	September 12th, 2025
Days on Market	1
Zoning	Zone 92

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®).

Listing information last updated on September 13th, 2025 at 3:32pm MDT