



MATT MCKILLOP  
REALTOR®

# 6 East Drive

## Stonewall, MB

**\$164,900 | 2 BEDS | 1 BATH | 981 SQFT | LOT FEE: \$533/MTH**

**Affordable Living Close to Stonewall**



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Step inside this bright and stylish 981 sq.ft. mobile home, built in 2019 and designed for modern living! With 2 bedrooms and 1 full bath, this home combines comfort, functionality, and great value just minutes from Stonewall. The gorgeous kitchen features rich maple cabinets, a large island with seating for 4 (chairs included), and all appliances included—making it the perfect space for cooking and entertaining. Tons of natural light flood through the PVC windows, creating a warm and inviting atmosphere throughout the open-concept layout. Enjoy outdoor living on your impressive 30' x 8' deck, ideal for morning coffee, weekend BBQs, or simply relaxing in the sunshine. This home offers the perfect balance of modern style and small-town convenience. Don't miss your chance—call today to book a private showing!

## INCLUSIONS

- Refrigerator
- Built-in Microwave
- Window Coverings
- Stove
- Washer
- Blinds
- Dishwasher
- Dryer
- Shed



# SPECIFICATIONS

- Style: Mobile Home
- Built: 2019
- Lot Fee: \$533/mth

# MEASUREMENTS

Eat-in Kitchen: 14.92 x 11.50

Living Room: 14.33 x 17.83

Main Bathroom: 4 Piece

Primary Bedroom: 12.67 x 12.67

Bedroom #2: 7.75 x 11.58

# FEATURES

- Forced Air Electric Furnace
- Heat Recovery Ventilator (HRV)
- 200 Amp Electrical Panel
- Central Air Conditioning
- 40 Gallon Electric Hot Water Tank
- Maple Kitchen Cabinets
- Vinyl Flooring
- Vinyl Exterior
- Asphalt Shingles
- Aluminum Soffits & Fascia
- PVC Windows
- Crawlspace
- Community Water
- Community Sewer
- High Speed Internet
- Property is Landscaped w/ 30'x8' Deck

