

## \$72,000 - 205 Maple Cres, Breton

MLS® #E4439385

**\$72,000**

2 Bedroom, 1.00 Bathroom, 904 sqft

Single Family on 0.00 Acres

Breton, Breton, AB

This affordable 2 bedroom, 1 bath, 1975 Mobile Home sits on its own 60' x 130' lot, backing onto the elementary school playground and is close to all amenities in the Village of Breton. The addition, completed in 2015, added a large entry way, living room space and an additional bedroom. The roof, including insulation, trusses and drywall were all new at that time. Except for one bedroom, all windows have been upgraded to vinyl windows. Several appliances have been recently replaced: the washer and dryer in 2022 and the refrigerator in 2021. The large 12' x 24' south facing deck was added in 2024. Here's an opportunity to own your own home or with high demand for rental properties, this would make a great revenue property!

Built in 1975

### Essential Information

MLS® #	E4439385
Price	\$72,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	904
Acres	0.00
Year Built	1975



Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	205 Maple Cres
Area	Breton
Subdivision	Breton
City	Breton
County	ALBERTA
Province	AB
Postal Code	T0C 0P0

### Amenities

Amenities	Off Street Parking, Deck, Fire Pit, See Remarks
Parking	Front Drive Access, No Garage

### Interior

Appliances	Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Gas
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Metal
Exterior Features	Golf Nearby, No Back Lane, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Metal
Construction	Metal
Foundation	Wood

### Additional Information

Date Listed	May 29th, 2025
Days on Market	18
Zoning	Zone 90

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