

# \$250,000 - 2692 Bambi St, Wabasca

MLS® #A2254024

## \$250,000

3 Bedroom, 2.00 Bathroom, 1,495 sqft

Residential on 1.00 Acres

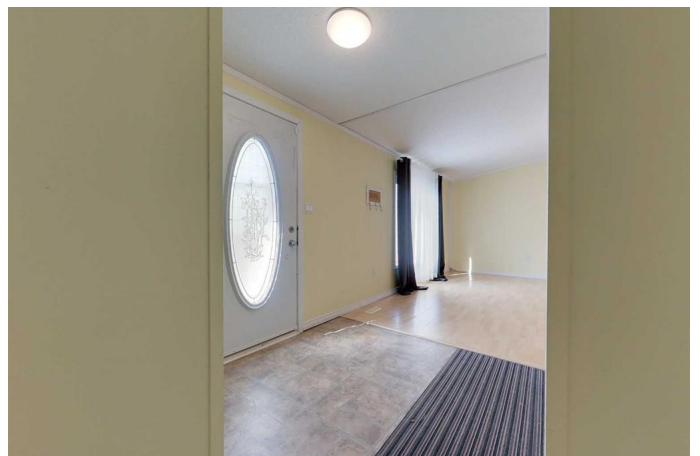
NONE, Wabasca, Alberta

Step into comfort and style, with this beautifully maintained 3-bedroom, 2-bath mobile home, where pride of ownership is evident in every detail. Perfectly situated on a peaceful 1-acre lot in a quiet neighborhood, this home offers the best of both worlds – country living with modern conveniences. Inside you will find an expansive master bedroom with a bonus room attached – ideal for a home office, nursery, or private lounge. As well as a 5-piece ensuite bath featuring a soaking tub, and dual sinks. Just down the hall is a bright, inviting kitchen with plenty of counter space for cooking and entertaining, plus a walk-in pantry for all your storage needs. From there it opens up to a spacious living room perfect for sitting by the wood fireplace with friends and family. You will also find two additional bedrooms and a full second bath for family or guests.

Built in 2004

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2254024  |
| Price          | \$250,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,495     |
| Acres          | 1.00      |
| Year Built     | 2004      |



|          |                         |
|----------|-------------------------|
| Type     | Residential             |
| Sub-Type | Detached                |
| Style    | Single Wide Mobile Home |
| Status   | Active                  |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 2692 Bambi St               |
| Subdivision | NONE                        |
| City        | Wabasca                     |
| County      | Opportunity No. 17, M.D. of |
| Province    | Alberta                     |
| Postal Code | T0G2K0                      |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 6           |
| Parking        | Parking Pad |

### Interior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Interior Features | Jetted Tub, Laminate Counters, Open Floorplan, Pantry |
| Appliances        | Dishwasher, Refrigerator, Washer/Dryer, Oven          |
| Heating           | Forced Air                                            |
| Cooling           | None                                                  |
| Fireplace         | Yes                                                   |
| # of Fireplaces   | 1                                                     |
| Fireplaces        | Wood Burning                                          |
| Basement          | None                                                  |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior Features | Private Yard, Storage                                     |
| Lot Description   | Back Yard, Cleared, Few Trees, Lawn, No Neighbours Behind |
| Roof              | Asphalt Shingle                                           |
| Construction      | Vinyl Siding, Wood Frame                                  |
| Foundation        | Piling(s)                                                 |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 3rd, 2025 |
| Days on Market | 64                  |
| Zoning         | R1A                 |

### Listing Details

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.