

# \$180,000 - 69, 99 Arbour Lake Road Nw, Calgary

MLS® #A2257875

**\$180,000**

3 Bedroom, 2.00 Bathroom, 1,068 sqft

Mobile on 0.00 Acres

Arbour Lake, Calgary, Alberta

Mobile Home | 3 Beds | 2 Baths | Park Nearby | Adult living 45+ | Affordable | Step into this beautifully maintained 1,068 sqft mobile home offering 3 spacious bedrooms and 2 full bathrooms—perfect for anyone looking for comfort and value. You™ll love the bright open layout, creating a warm and inviting atmosphere the moment you walk in. Residents of this community enjoy an outdoor pool, billiards room, and a fully equipped fitness centre. The community is also close to crowfoot shopping center, schools, parks, and transit, with quick access to major routes.

Outside, enjoy a large deck in the backyard—ideal for barbecues, summer gatherings, or simply relaxing with a coffee in the morning sun. With your own outdoor retreat, you™ll have the perfect space to entertain or unwind.

Enjoy being just steps away from a nearby park, making it easy to play, exercise, or take peaceful evening walks. The location couldn™t be better—close to schools, shopping, transit, and all major amenities—giving you the perfect blend of quiet community living and everyday convenience.

This property offers unbeatable affordability without compromising space or lifestyle. Homes like this don™t come up often—don™t miss your chance to call this



gem your own! Call your favorite agent today  
to book a private showing before itâ€™s gone!

Built in 1972

**Essential Information**

|                |            |
|----------------|------------|
| MLS® #         | A2257875   |
| Price          | \$180,000  |
| Bedrooms       | 3          |
| Bathrooms      | 2.00       |
| Full Baths     | 2          |
| Square Footage | 1,068      |
| Acres          | 0.00       |
| Year Built     | 1972       |
| Type           | Mobile     |
| Sub-Type       | Mobile     |
| Style          | Park Model |
| Status         | Active     |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 69, 99 Arbour Lake Road Nw |
| Subdivision | Arbour Lake                |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3G 4E4                    |

**Amenities**

|                |                                                                                          |
|----------------|------------------------------------------------------------------------------------------|
| Amenities      | Clubhouse, Fitness Center, Party Room, Sauna, Spa/Hot Tub, Visitor Parking, Outdoor Pool |
| Parking Spaces | 2                                                                                        |
| Parking        | Parking Pad, Carport                                                                     |
| Has Pool       | Yes                                                                                      |

**Interior**

|            |                                                           |
|------------|-----------------------------------------------------------|
| Appliances | Dishwasher, Range Hood, Refrigerator, Washer/Dryer, Range |
| Heating    | Forced Air                                                |

**Exterior**

|            |       |
|------------|-------|
| Roof       | Metal |
| Foundation | Wood  |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 17th, 2025 |
| Days on Market | 52                   |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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.