



GRASSROOTS
REALTY GROUP

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9330 67 Avenue
Grande Prairie, Alberta

MLS # A2253565



\$280,000

Division:	Country Club Estates		
Type:	Residential/House		
Style:	Bi-Level		
Size:	865 sq.ft.	Age:	1981 (44 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: Wooden shelves in kitchen and living room, Shed.

Charming 3 bedroom, 2 bathroom home that is full of character and thoughtful updates! Located in a sought after neighbourhood and nestled beside walking trails, this property features a large backyard perfect for outdoor living and a spacious deck ideal for entertaining or relaxing. Inside, you'll find numerous upgrades including modern appliances, fresh flooring, renovated upstairs bathroom, updated windows, a newer furnace, and hot water tank—making this home move in ready. Outside, recent improvements include new fencing, shingles, and an added shed for convenience and storage. With its practical layout and desirable location this home is perfect for anyone looking for a place to call their own.