



GRASSROOTS
REALTY GROUP

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10231 75A Avenue
Grande Prairie, Alberta

MLS # A2301381



\$509,900

Division:	Mission Heights		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,820 sq.ft.	Age:	1995 (31 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, City Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Other	Sewer:	-
Roof:	Cedar Shake	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Mixed, Vinyl Siding, Wood Frame	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, High Ceilings		

Inclusions: Dishwasher, washer, dryer, fridge, stove, microwave

Mission Estates! The streets are a little wider, the trees are a little bit bigger. Mostly local traffic. This is a quiet neighborhood just steps away from the bear creek trail system. With schools and indoor/outdoor fitness and aquatics centers within a 2 minute drive! Well looked after 2 story Great floor plan offers 3 bedrooms upstairs & 1 bedroom in the basement. All Carpets in the home have been recently replaced! Fully developed basement has ample entertaining room, wet bar & more. Fully fenced, landscaped, south facing deck. BRAND NEW DECK ON CONCRETE PILES! Sensibly priced to sell. Don't hesitate on this one!