



**GRASSROOTS**  
REALTY GROUP

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207, 9700 92 Avenue  
Grande Prairie, Alberta

MLS # A2223713



**\$224,800**

Division:	Highland Park		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	928 sq.ft.	Age:	1995 (30 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Carpet, Laminate
Roof:	Asphalt Shingle
Basement:	None
Exterior:	Vinyl Siding
Foundation:	Poured Concrete
Features:	No Animal Home, No Smoking Home, Open Floorplan

Water:	-
Sewer:	-
Condo Fee:	\$ 399
LLD:	-
Zoning:	RM
Utilities:	-

Inclusions: N/A

IMMEDIATE POSSESSION AVAILABLE! Great move in ready condo in quiet family friendly Grande Plaza. Close to schools, parks & other amenities plus a bus stop right outside. Bright open floor plan includes nice kitchen with plenty of cupboards & counter space and an island with eating bar. New flooring throughout. Living room opens to the large West facing balcony overlooking the courtyard and trees. Master bedroom includes walk through his/hers closet and full ensuite. Second bedroom is a good size and includes large closet, full bathroom adjacent as well. Large laundry room has brand new washer & dryer as well as built in storage shelves. Heated underground parking stall also includes lockable storage unit. Recent renovations ensure the unit is up to date and you have 5 appliances in the unit so no making trips to the laundry room. Building offers an elevator for convenience and has a security system. Super low condo fees compared to other condos in town includes water, heat, snow removal, garbage bin & common area maintenance.