



GRASSROOTS
REALTY GROUP

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6317 87 Street
Grande Prairie, Alberta

MLS # A2265764



\$399,900

Division:	Summerside		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,088 sq.ft.	Age:	2005 (20 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Interior Lot, Landscaped, No Neig		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan, Pantry, See Remarks		

Inclusions: Fridge, Stove, Dishwasher, Washer, Dryer, Window Coverings, Garage Door Opener & Control, garage heater

Spacious 4-level split with double attached garage backing onto trees in Summerside! This home offers privacy with no rear neighbors and a fully fenced yard featuring a large 14' x 14' deck and cozy firepit area—perfect for relaxing or entertaining. Ideally located just down the street from a playground, with a great Montessori school conveniently situated across 68 Ave in the neighboring subdivision. Inside, the home has been freshly updated with new paint throughout and modern vinyl plank flooring on the main floor. The open-concept living/formal dining areas lead into a functional kitchen with corner pantry and plenty of cabinet and countertop space. Upstairs, you’ll find a spacious primary bedroom complete with a walk-in closet and 4-piece ensuite, along with two additional bedrooms and a full main bath. The third level offers a generous family room and a fourth bedroom—ideal for guests or a home office. The partially developed fourth level provides extra storage and future potential for additional living space or another bedroom. Garage is drywalled & heated with epoxy floor. Don’t miss out on this move-in-ready home in a family-friendly neighborhood!