



GRASSROOTS
REALTY GROUP

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12009 102B Street
Grande Prairie, Alberta

MLS # A2136987



\$209,900

Division:	Northridge		
Type:	Residential/Duplex		
Style:	Bi-Level, Side by Side		
Size:	731 sq.ft.	Age:	2005 (19 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.09 Acre		
Lot Feat:	Other		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		

Inclusions:	N/A
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Great affordable duplex in Northridge! A fantastic chance to buy your first home or make an investment. The main floor boasts an open layout featuring a spacious kitchen with an island and corner pantry, a nicely sized dining area, a cozy living room, an office off the kitchen, and a 2-piece bathroom. The basement includes 3 bedrooms, bathroom, and a laundry room. Newer hot water heater, dishwasher and dryer. Enjoy a fully fenced yard and a prime location close to all amenities!