



8802 89 Avenue
Grande Prairie, Alberta

MLS # A2154206

\$259,900



Division:	MH - Creekside		
Type:	Residential/Manufactured House		
Style:	Mobile		
Size:	1,184 sq.ft.	Age:	2008 (16 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Corner Lot, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 175
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	MHC
Foundation:	Piling(s)	Utilities:	-
Features:	Jetted Tub, Open Floorplan, See Remarks		

Inclusions: Refrigerator, Stove, Dishwasher, Microwave, Window Coverings, Garage Door Opener & Controls

Located in Creekside, conveniently close to Riverstone school, grocery and other amenities. This 3 bedroom, 2 bathroom home is situated on a corner lot and has a double detached garage. The covered front porch leads into the open concept floor plan home. The main living area has a gas fireplace in the corner with a South facing window. A large kitchen features black appliances and tons of cupboards for storage. Your primary bedroom is complete with a walk in closet and 4pc ensuite including jetted tub. Two more bedrooms, a full bathroom and laundry room complete this home. Enjoy evenings in your fully fenced and landscaped backyard. Part of the back deck has been converted into a sunroom! Great home for first time buyer's or an investment property, book your showing today!