



12006 102A Street
Grande Prairie, Alberta

MLS # A2157223

\$265,000



Division:	Northridge		
Type:	Residential/Duplex		
Style:	Bi-Level, Side by Side		
Size:	904 sq.ft.	Age:	2005 (19 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full, Walk-Up To Grade	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings		

Inclusions: n/a

Welcome home! This delightful 3-bedroom, 2-bathroom residence is an ideal choice for first-time buyers or those seeking a solid investment opportunity. With its spacious layout and thoughtful design, this fully developed home is ready for you to make it your own. As you step inside, you'll be greeted by an abundance of natural light pouring in through large windows. The open concept is great for entertaining family and friends, while the main floor also features a well-appointed main bath and two bedrooms. Venture downstairs to the fully finished basement, which boasts a convenient walkout that leads directly to the back deck—an excellent feature for a secondary entrance! Here, you'll find a generous bedroom, a full bathroom, laundry room, and a spacious living room providing ample space. The outdoor space is equally impressive, featuring a fully fenced yard, a back deck perfect for summer gatherings, and a shed for all your storage needs. Don't miss out on this incredible opportunity to own a charming home that combines comfort, space, and functionality.