



8910 69 Avenue
Grande Prairie, Alberta

MLS # A2189057



\$334,900

Division:	Countryside North		
Type:	Residential/House		
Style:	Bi-Level		
Size:	920 sq.ft.	Age:	2007 (18 yrs old)
Beds:	4	Baths:	2
Garage:	RV Access/Parking		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Lawn, Low Maintenance Landscape, Land		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Mixed	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Open Floorplan, Storage, Vaulted Ceiling(s)		

Inclusions: Shed , Window Coverings

Welcome to this affordable , cute, and cozy bi-level home in Countryside North! Situated on a quiet street with a stunning low maintenance back yard with alley access, great for RV Parking. Entering this new home of yours you will appreciate new vinyl plank flooring throughout, baseboards/trim, and light fixtures. Main floor boasts massive living room with massive south facing windows allowing for sun all day long, gracious dining room allowing for a table of any shape or size, and kitchen with ample counter + cabinet space plus vaulted ceiling stretched between the living room, dining and kitchen. Remainder of main floor is completed with master bedroom, another bedroom and full bathroom. Heading to the finished basement you will be welcomed with the laundry conveniently located at bottom of the stairs, leading into the second living room with tall ceilings and large windows allowing natural light in all day long. Rest of the basement is finished with under the stairs storage, two bedrooms, full bathroom, and utility/storage room. Back yard is fully fenced , with a deck off the dining great for BBQing, and alley access making it easy to move anything in and out of backyard. Book your viewing today, as this one will not last long!