



780-978-7253  
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8709 98 Street  
Grande Prairie, Alberta

MLS # A2214101



\$284,900

Division:	Highland Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,024 sq.ft.	Age:	1965 (60 yrs old)
Beds:	4	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	0.17 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air
Floors:	Laminate
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	See Remarks
Foundation:	Poured Concrete
Features:	See Remarks

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	RG
Utilities:	-

Inclusions: N/A

Charming mature bungalow situated on a spacious 60 x 119 ft lot. This inviting home offers some updated flooring and newer shingles. The main floor features three bedrooms and one bathroom, along with a generously sized kitchen that boasts a large window overlooking the backyard. The bathroom has been tastefully renovated. Downstairs, you'll find a fully finished basement with one additional bedroom, a bathroom, and a cozy wood-burning fireplace. The fenced yard provides privacy, and there's a detached garage for added convenience. Conveniently located just steps from St. Gerard School! No need to worry about winter snow removal! Simply move in and enjoy. Schedule your viewing today!