

\$324,900 - 11402 82 Avenue, Grande Prairie

MLS® #A2206483

\$324,900

3 Bedroom, 3.00 Bathroom, 1,345 sqft

Residential on 0.08 Acres

Westpointe., Grande Prairie, Alberta

READY NOW ! We had to wait for the Tenant to MOVE out! But now it is ready for either a new owner or investor! Take a look at this Fully Repainted 2 Storey Duplex with attached Garage. The inside is fresh, bright & clean with the new paint & located in a nice cul de sac in Westpointe subdivision. You will notice this home offers great living space in comparison to others for sale because it is over 1300 sq.ft. on the main & upper level. There are 3 bedrooms & 2 1/2 bathrooms. The basement is an open room with some drywall & framing. The main entrance is bright and open with the extra high ceiling & windows open to the upper floor. From the entrance you walk down the hallway & straight into the kitchen, dining and living room area. The kitchen has maple cabinets, an island & corner pantry. The island has the kitchen sink overlooking the living room that features a gas fireplace & tons of windows looking out into the yard. There is access to the back deck off the living room into the fenced yard. There is a 2 pc. guest bathroom on the main floor across the hall from the garage entrance. The private upper level has a spacious master bedroom with 3 pc. ensuite bathroom, second & third bedrooms & 4 pc. main bathroom. The basement is partially developed with a large framed & drywalled room and the laundry area next to the furnace and hot water tank. This home is ready immediately for a new owner.

Built in 2006



Essential Information

MLS® #	A2206483
Price	\$324,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,345
Acres	0.08
Year Built	2006
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Back Split
Status	Active

Community Information

Address	11402 82 Avenue
Subdivision	Westpointe.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 2Y6

Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Pantry, Kitchen Island
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Window Coverings, Garage Control(s), Stove(s)
Heating	Forced Air, Natural Gas, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, City Lot, Irregular Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 27th, 2025
Days on Market	171
Zoning	RC

Listing Details

Listing Office	Century 21 Grande Prairie Realty Inc.
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