

# **\$320,000 - 9005 62 Avenue, Grande Prairie**

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MLS® #A2218816

## **\$320,000**

3 Bedroom, 2.00 Bathroom, 816 sqft

Residential on 0.10 Acres

Countryside South., Grande Prairie, Alberta

Immaculate Bi-Level Home in Countryside South â€“ Move-In Ready with Modern Upgrades!

Welcome to this beautifully maintained bi-level residence nestled in the desirable Countryside South neighborhood of Grande Prairie. This fully developed home offers a harmonious blend of comfort, functionality, and contemporary updates, making it an ideal choice for first-time buyers or savvy investors.

As you step inside, you'll be greeted by a bright and airy main floor featuring soaring vaulted ceilings that amplify the sense of space and grandeur. Large windows bathe the living and dining areas in natural light, creating a warm and inviting atmosphere. The spacious kitchen is a culinary enthusiast's dream, boasting oak cabinetry, brand-new black stainless steel appliances, and new modern light fixtures and hardware that add a touch of elegance.

The main floor also includes two generously sized bedrooms and a full bathroom. The bathrooms have been thoughtfully updated with contemporary tile work, new vanities, stylish mirrors, and upgraded lighting, offering a spa-like retreat within your own home.

The fully developed basement adds versatility to this home, featuring a large master bedroom, a full bathroom, and ample living



spaceâ€”ideal for a home office, recreation room, or additional guest quarters, a spacious laundry room with utility sink and additional storage.

Step outside to enjoy the serene 8'x8' deck off the dining room, leading to a beautifully landscaped and fully fenced backyard. Recent enhancements include re-decked side and lower decks, a charming pergola, and under-deck storage. A side gate provides convenient access for recreational vehicles, and a backyard shed offers additional storage.

This home backs onto an easement, offering added privacy, and is situated close to all the amenities of the south end. With numerous recent upgradesâ€”including flooring, appliances, hardware, bathroom renovations, and moreâ€”this is truly a turnkey property ready to welcome its new owners.

Built in 1999

**Essential Information**

MLS® #	A2218816
Price	\$320,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	816
Acres	0.10
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

**Community Information**

Address	9005 62 Avenue
Subdivision	Countryside South.

City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 2M4

### **Amenities**

Parking Spaces	2
Parking	Parking Pad

### **Interior**

Interior Features	See Remarks
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 8th, 2025
Days on Market	4
Zoning	RS

### **Listing Details**

Listing Office	Century 21 Grande Prairie Realty Inc.
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