# \$235,000 - 7115 99a Street, Grande Prairie

MLS® #A2224022

# \$235,000

3 Bedroom, 1.00 Bathroom, 1,144 sqft Residential on 0.10 Acres

South Patterson Place, Grande Prairie, Alberta

Investor alert! Tucked away in a quiet cul de sac, this two-story, semi detached property is ideal for a growing family or simply to purchase as a rental (both sides are available to purchase). The main floor features a cozy living room and a kitchen with a spacious dining area. There's also a back entrance which leads out to a huge pie shaped yard that is landscaped and fenced. On the upper level there are 3 good sized bedrooms and a four piece bathroom. Shingles were replaced in 2023 and HTW tank was replaced in 2021. Located in South Patterson, close to schools, playgrounds, shopping and more!



#### **Essential Information**

MLS® # A2224022 Price \$235,000

Bedrooms 3
Bathrooms 1.00

Full Baths 1

Square Footage 1,144 Acres 0.10

Year Built 1979

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active







# **Community Information**

Address 7115 99a Street

Subdivision South Patterson Place

City Grande Prairie
County Grande Prairie

Province Alberta
Postal Code T8V 5T6

#### **Amenities**

Parking Spaces 2

Parking Parking Pad

### Interior

Interior Features Laminate Counters

Appliances See Remarks

Heating Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features None

Lot Description Back Yard, Cul-De-Sac

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

#### **Additional Information**

Date Listed May 28th, 2025

Days on Market 19
Zoning RG

## **Listing Details**

Listing Office Real Broker

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