

# \$420,000 - 7017 90 Street, Grande Prairie

MLS® #A2235283

**\$420,000**

2 Bedroom, 2.00 Bathroom, 1,400 sqft

Residential on 0.12 Acres

Countryside North, Grande Prairie, Alberta

No neighbours behind plus greenspace with playground on the one side, make this one-owner, clean & well cared-for bungalow a true gem!

Cute front curb appeal will sweetly draw you in to the home's interior, beginning with the spacious, quarry tile foyer, allowing you to comfortably greet & send off all your guests. Laundry room is just to the side, which also then lets you to carry on into the attached, double garage.

Up a few stairs and you immediately notice the intriguing floor plan, detailed wall features, vaulted ceilings and lovely engineered hardwood flooring.

Head past the second bedroom that would make for an excellent home office or home-based business and the formal dining area, for those extra special occasions. From there to the open layout of the kitchen and dining area for daily meals with doors leading to back deck, and then the great room at the rear of the home, with its gas fireplace & abundant windows providing generous amounts of natural light to the space. Kitchen has Templeton maple toffee cabinets, attractive tile backsplash, eat-up island with the double sinks, & corner pantry. Finishing the level is the main bathroom, hall closet and primary bedroom with walk-in closet & ensuite with luxurious corner jetted tub & separate shower.

Big windows are in the undeveloped basement, which is just eagerly awaiting you



and your imagination to complete.

Striking & very private backyard will be your personal oasis with its black chain link fencing, assorted varieties of mature trees, bushes & perennials, side radial patterned brick patio & garden areas.

Too hot outside? Step inside. Lifeâ€™s a breeze with the homeâ€™s air conditioning. Property is located close to Mother Theresa school and easy access to both the Cityâ€™s south & west ends.

Very active housing market in Grande Prairie currently so get moving and donâ€™t pass this one by! Contact a REALTOR® today for more details or to view! Take the 3D Tour, too :)

Built in 2007

### Essential Information

MLS® #	A2235283
Price	\$420,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,400
Acres	0.12
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	7017 90 Street
Subdivision	Countryside North
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 0C1

## Amenities

Utilities	Electricity Connected, Garbage Collection, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Kitchen Island, Open Floorplan, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, Front Yard, Landscaped, Lawn, Many Trees, No Neighbours Behind, Rectangular Lot, Private, See Remarks
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 17th, 2025
Days on Market	55
Zoning	RS

## Listing Details

Listing Office	Royal LePage - The Realty Group
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