

# \$159,900 - 9920 97 Street, Wembley

MLS® #A2252531

**\$159,900**

3 Bedroom, 2.00 Bathroom, 1,216 sqft

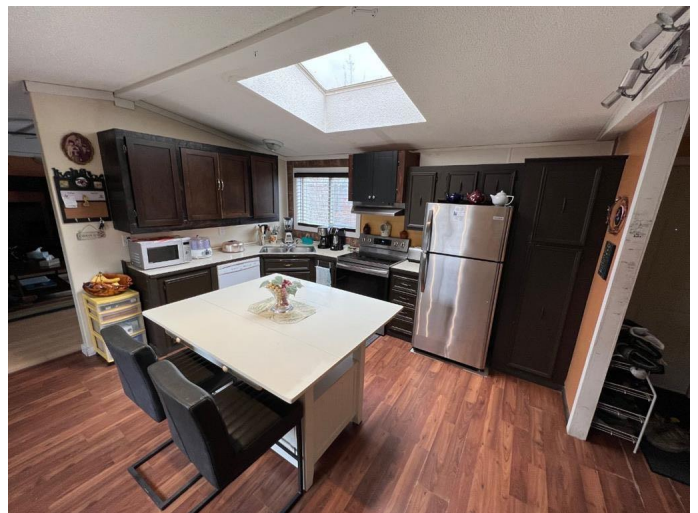
Residential on 0.14 Acres

NONE, Wembley, Alberta

This super affordable home is the perfect opportunity to own your own lot with no pad rent and enjoy the benefit of LOW County taxes, all on a huge private lot in the heart of Wembley. Conveniently located within walking distance to schools, the rec centre, gas station, liquor store, and local shops, this property offers both comfort and convenience. The fully fenced and landscaped yard provides excellent outdoor space, complete with a triple rear parking pad and a large shed for storage. Inside, you'll find thoughtful updates over the years including newer windows, shingles, drywall, insulation, laminate flooring, and a hot water tank, giving the home great value and peace of mind. The entryway welcomes you with a practical laundry area tucked to the side, while the kitchen feels bright and inviting with refaced cabinets, a window over the sink, and a skylight above. The generous master bedroom boasts its own full ensuite, and on the opposite side of the home, the spacious living room flows into a cozy reading nook that could easily be converted back into a third bedroom if desired. Down the hall you'll find the second bedroom and another full bathroom, rounding out this well-laid-out home. Affordable, updated, and move-in ready—this property is the perfect first step into home ownership.

Built in 1989

## Essential Information



|                |              |
|----------------|--------------|
| MLS® #         | A2252531     |
| Price          | \$159,900    |
| Bedrooms       | 3            |
| Bathrooms      | 2.00         |
| Full Baths     | 2            |
| Square Footage | 1,216        |
| Acres          | 0.14         |
| Year Built     | 1989         |
| Type           | Residential  |
| Sub-Type       | Detached     |
| Style          | Modular Home |
| Status         | Active       |

### Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 9920 97 Street                  |
| Subdivision | NONE                            |
| City        | Wembley                         |
| County      | Grande Prairie No. 1, County of |
| Province    | Alberta                         |
| Postal Code | T0H 3S0                         |

### Amenities

|                |      |
|----------------|------|
| Parking Spaces | 4    |
| Parking        | None |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer       |
| Heating           | Forced Air                                                                |
| Cooling           | Central Air                                                               |
| Basement          | None                                                                      |

### Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Other                          |
| Lot Description   | Back Lane, Back Yard, City Lot |
| Roof              | Asphalt Shingle                |
| Construction      | Vinyl Siding, Wood Frame       |
| Foundation        | Piling(s)                      |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 29th, 2025 |
| Days on Market | 5                 |
| Zoning         | RS                |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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