

\$345,000 - 13001 90a Street, Grande Prairie

MLS® #A2187494

\$345,000

3 Bedroom, 1.00 Bathroom, 1,460 sqft
Residential on 0.13 Acres

Lakeland., Grande Prairie, Alberta

Welcome to Lakeland and a gorgeous home on a large corner lot across from Maude Clifford School! This home shows beautifully and has been updated in recent years, featuring new flooring, paint, and A/C. Fully fenced and landscaped yard, it also has two decks! On the main level, you'll find an open-concept living room, dining and kitchen area. The upper level offers 3 bedrooms and a full bathroom, with a door from the primary bedroom leading into the bathroom creating an ensuite. Downstairs, there's a massive entertainment room with a sliding patio door that opens to a huge new deck and a spacious backyard. The basement offers room to develop an additional bathroom and bedroom if desired. You're within walking distance to a dog park, miles of trails, shopping, restaurants, schools, and much more! This is an amazing property. Call your realtor today!

Built in 2006

Essential Information

MLS® #	A2187494
Price	\$345,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,460
Acres	0.13



Year Built	2006
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	13001 90a Street
Subdivision	Lakeland.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 0A9

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Open Floorplan, Pantry, Storage
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Window Coverings, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Storage
Lot Description	Back Yard, Corner Lot, Lawn, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	January 14th, 2025
Days on Market	107
Zoning	RS

Listing Details

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