

# \$349,900 - 7677 Patterson Drive, Grande Prairie

MLS® #A2221171

**\$349,900**

5 Bedroom, 2.00 Bathroom, 985 sqft  
Residential on 0.14 Acres

Patterson Place., Grande Prairie, Alberta

Well-maintained and fully developed 4-bedroom, 2-bathroom home backing onto green space! This property offers great value and convenience, located near St. Patrick Catholic School, Dave Barr Community Centre, and a nearby strip mall. The home was thoughtfully updated in 2018, including new windows, doors, siding, shingles, and a kitchen renovation with stainless steel appliances. Additional updates at the time included new flooring, fresh paint, lighting, and a high-efficiency furnace. The hot water tank was replaced in 2024. The basement is fully finished with a spacious rec room, a large bedroom, an updated second bathroom, a storage/office area, and a mechanical room. The paved driveway is long enough for RV parking, and there's room to build a garage if desired. Just move in and enjoy this turnkey home. Book your showing Today.

Built in 1974

## Essential Information

MLS® #	A2221171
Price	\$349,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	985
Acres	0.14
Year Built	1974



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	7677 Patterson Drive
Subdivision	Patterson Place.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V3Z4

### Amenities

Parking Spaces	3
Parking	Parking Pad

### Interior

Interior Features	Open Floorplan
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	May 14th, 2025
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Days on Market	43
Zoning	RG

## **Listing Details**

Listing Office	RE/MAX Grande Prairie
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