

# \$192,000 - 209, 11230 104 Avenue, Grande Prairie

MLS® #A2246104

**\$192,000**

1 Bedroom, 1.00 Bathroom, 707 sqft

Residential on 0.00 Acres

Gateway., Grande Prairie, Alberta

707 SQFT CONDO FEELS LIKE A SPACIOUS 2 BEDROOM! Book your showing today! This condo has the extra square footage that sets it apart from the rest. Every inch has been thoughtfully updated to deliver comfort, style, and functionality. Step into the gorgeous kitchen, complete with modern updates and a sleek layout that makes cooking a joy. The spacious bathroom has also been tastefully updated, and you'll love the convenience of the spacious in-suite laundry. The south-facing balcony overlooks the courtyard, bringing in tons of natural light and the perfect spot for your morning coffee. But the true showstopper? The multi-purpose den, whether you need an office, a craft cave, or a zen yoga zone, this space has you covered. Another incredible touch? Air conditioning keeping you cool and comfortable all summer long. Extras don't stop there! The building features a fitness room, a secure mail area, and your very own titled parking stall, just one spot away from the elevator (hello, convenience!). Located in Axxess Condos, you're perfectly positioned near Grande Prairie's best shopping, the hospital, and the college. Whether you're a student, professional, or downsizing with style, this home delivers on every front and then some. Book your showing today!

Built in 2007

## Essential Information



|                |                  |
|----------------|------------------|
| MLS® #         | A2246104         |
| Price          | \$192,000        |
| Bedrooms       | 1                |
| Bathrooms      | 1.00             |
| Full Baths     | 1                |
| Square Footage | 707              |
| Acres          | 0.00             |
| Year Built     | 2007             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Active           |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 209, 11230 104 Avenue |
| Subdivision | Gateway.              |
| City        | Grande Prairie        |
| County      | Grande Prairie        |
| Province    | Alberta               |
| Postal Code | T8V 0P3               |

### Amenities

|                |                                                                                    |
|----------------|------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Secured Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                  |
| Parking        | Underground                                                                        |

### Interior

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Interior Features | See Remarks                                                                                           |
| Appliances        | Central Air Conditioner, Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer Stacked |
| Heating           | Baseboard                                                                                             |
| Cooling           | Central Air                                                                                           |
| # of Stories      | 4                                                                                                     |

### Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Balcony, Courtyard, Gas Grill      |
| Construction      | Concrete, Vinyl Siding, Wood Frame |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 6th, 2025 |
| Days on Market | 45               |
| Zoning         | RM               |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.