

\$399,900 - 9505 81 Avenue, Grande Prairie

MLS® #A2255145

\$399,900

4 Bedroom, 3.00 Bathroom, 946 sqft

Residential on 0.14 Acres

Patterson Place., Grande Prairie, Alberta

A Rare find! Second owner of this home. So well kept and maintained with an amazing detached Garage and parking in Rear! Any Man would desire this 28' x 26' detached, 8' x 18' garage door with opener, and 10' ceiling, finished inside with 220 V power. Gorgeous back yard and very private. The nice bungalow, has 3 bedrooms up, 1 down, 1 -4 pc bath, redone, 1 - 2pc bath, and 1-3pc bath downstairs. This home has newer vinyl windows, front and back doors replaced and also nice screen doors. Cabinets were replaced 2006, new on demand tankless water, furnace replaced a few years ago, shingles have been redone. Garage was built in 1993. Beautiful concrete driveway and extra parking pad. Comes with all appliances and Air Conditioner. Don't wait, call your realtor today. !!

Built in 1979

Essential Information

MLS® #	A2255145
Price	\$399,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	946
Acres	0.14



Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	9505 81 Avenue
Subdivision	Patterson Place.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 5R1

Amenities

Parking Spaces	5
Parking	220 Volt Wiring, Concrete Driveway, Double Garage Detached, Garage Door Opener, Heated Garage, Insulated, Oversized
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Storage, Sump Pump(s), Tankless Hot Water, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Range Hood, Refrigerator, Tankless Water Heater, Trash Compactor, Washer/Dryer, Water Softener, Window Coverings
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance, Private Yard, Storage
Lot Description	Back Yard, Few Trees, Landscaped, Private
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 8th, 2025
Days on Market	14
Zoning	RG

Listing Details

Listing Office	eXp 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.