

9006 94A Avenue  
Grande Prairie, Alberta

MLS # A2271348



**\$263,500**

Division:	Cobblestone		
Type:	Residential/House		
Style:	Bi-Level		
Size:	915 sq.ft.	Age:	2005 (21 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street, Parking Pad		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	RS
Foundation:	Perimeter Wall, Poured Concrete	Utilities:	-
Features:	Open Floorplan		

Inclusions: n/a

Ready for a fantastic investment opportunity? This 4 bedroom, 2 bathroom home might just be the one. Features include an open floor plan with a great layout and a partially developed basement. Put your own finishing touches on this home! Conveniently located walking distance to schools, playgrounds, walking trails, city buss routes, restaurants, and shopping.