

# \$280,000 - 9220 112 A Avenue, Grande Prairie

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MLS® #A2196486

**\$280,000**

3 Bedroom, 2.00 Bathroom, 880 sqft

Residential on 0.10 Acres

Mountview., Grande Prairie, Alberta

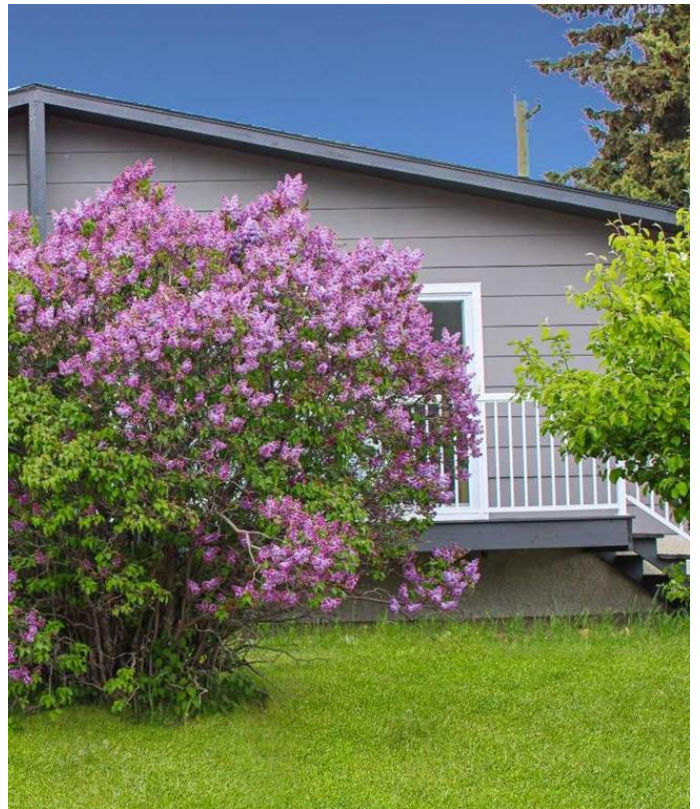
?? Charming Semi-Detached Bi-Level in Mountview – Spacious Yard & Endless Possibilities!

Welcome to this inviting semi-detached bi-level, ideally located on a quiet street in the highly desirable Mountview neighborhood. With excellent curb appeal, this home features matching exterior paint for both units, newer patio sliding doors, and a crisp white railing across the front. A private side entrance, tucked behind the fenced yard, adds both privacy and security.

Inside, youâ€™ll find a warm and functional layout. The upper level offers two comfortable bedrooms and a full bathroom on one side, while the bright kitchen and living area flow seamlessly on the other – perfect for family living or entertaining. Thoughtful upgrades throughout enhance the homeâ€™s cozy, welcoming atmosphere.

The lower level brings plenty of potential, featuring a spacious primary bedroom with ensuite, laundry area, and two additional rooms that could be used as storage, an office, or hobby space.

Step outside to enjoy the large fenced yard – an ideal spot for kids, pets, or summer gatherings. Whether youâ€™re looking for your first home, downsizing, or seeking a great investment, this property offers flexibility and



room to grow.

Property is tenant-occupied; most photos were taken prior to tenancy. Agent is related to sellers.

Attached unit also available – MLS# A2195498

Don’t miss the chance to own a versatile home in a prime location. Contact your REALTOR® today to book a showing!

Built in 1972

**Essential Information**

MLS® #	A2196486
Price	\$280,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	880
Acres	0.10
Year Built	1972
Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Active

**Community Information**

Address	9220 112 A Avenue
Subdivision	Mountview.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 3G7

**Amenities**

Parking Spaces	2
Parking	Parking Pad

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Range,
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stucco, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	February 24th, 2025
Days on Market	201
Zoning	RG

## Listing Details

Listing Office	Grassroots Realty Group Ltd.
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