

# \$370,000 - 11562, 76 Ave, Grande Prairie

MLS® #A2218974

**\$370,000**

4 Bedroom, 4.00 Bathroom, 1,486 sqft

Residential on 0.09 Acres

Westpointe., Grande Prairie, Alberta

High-End 2-Storey Home in Westpointe â€“  
Park Views Right Across the Street!

This spacious and stylish 4-bedroom, 3.5-bathroom home is perfect for a growing family! The kitchen features dark-stained cabinets, custom 2-inch countertops, stainless steel appliances, a pantry, and a raised eating bar with seating for four. The open dining area offers plenty of space for meals and gatherings.

The living room is bright and welcoming with a large south-facing window that fills the space with natural light. Hardwood flooring adds warmth throughout the main level, which also includes a convenient half bathroom.

Upstairs, you'll find a roomy primary bedroom with a private ensuite, two additional bedrooms, and a full bathroom. The basement, rear deck, and fenced yard were all completed in 2021. There are also two rear parking stalls with easy alley access.

Located right across from a park in a great family-friendly neighbourhoodâ€”this home has it all! Call or text today to book your showing and see the value for yourself!

Built in 2012

## Essential Information



MLS® #	A2218974
Price	\$370,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,486
Acres	0.09
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	11562, 76 Ave
Subdivision	Westpointe.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 0B6

### **Amenities**

Parking Spaces	2
Parking	Alley Access, Off Street

### **Interior**

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Pantry
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt
Construction	Concrete, Vinyl Siding

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      May 8th, 2025  
Zoning                              RE

**Listing Details**

Listing Office                      Grassroots Realty Group Ltd.

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