

\$309,900 - 9224 107 Avenue, Grande Prairie

MLS® #A2246945

\$309,900

4 Bedroom, 2.00 Bathroom, 1,240 sqft

Residential on 0.15 Acres

Hillside., Grande Prairie, Alberta

SUPER AFFORDABLE HOUSE with 4 Bedrooms, 2 Bathroom, bi-level in Upper Hillside offers over 2,300 sq. ft. of living space and plenty of updates over the years. Situated on a large 55' x 120' fully fenced lot with a sturdy wood fence and a private easement behind, you'll enjoy exceptional privacy. A huge mature tree provides shade and a peaceful backdrop, while a gravelled dog run on the side is perfect for pets. Inside, you'll find a beautifully updated kitchen with rich espresso cabinets, tiled backsplash, stainless steel appliances, and no carpet anywhere in the home. The main floor features laminate flooring, a cozy wood-burning fireplace in the living room, and three bedrooms. Downstairs offers a spacious family room, a fourth bedroom, and a plumbed bathroom. Plus another room ready to be finished, creating the potential for a 5th bedroom. Major updates in 2019 include a high efficiency furnace, hot water tank, and shingles. Taking care of the big ticket items. The location is quiet with very little traffic, and you're just steps from Hillside School, parks, and a variety of amenities including restaurants, banking, Shoppers Drug Mart, Starbucks, and more. This is a great opportunity to add your personal touches, build equity, and enjoy a move in ready home with room to grow.

Built in 1975



Essential Information

MLS® #	A2246945
Price	\$309,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,240
Acres	0.15
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	9224 107 Avenue
Subdivision	Hillside.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 3W8

Amenities

Parking Spaces	2
Parking	Concrete Driveway, Parkade

Interior

Interior Features	Laminate Counters
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Living Room, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Other
Lot Description	City Lot, Front Yard, Landscaped, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 7th, 2025
Days on Market	18
Zoning	RS

Listing Details

Listing Office	RE/MAX Grande Prairie
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