

\$489,900 - 10612 76 Avenue, Grande Prairie

MLS® #A2249771

\$489,900

5 Bedroom, 3.00 Bathroom, 1,394 sqft

Residential on 0.13 Acres

Mission Heights., Grande Prairie, Alberta

Modified Bi-Level with Triple Heated Garage
Backing onto Derek Taylor School!

This spacious 5-bedroom, 3-bathroom modified bi-level is the perfect family home, ideally located directly backing onto Derek Taylor School for ultimate convenience. Boasting a triple heated garage, there's plenty of space for vehicles, toys, and storage.

Inside, the open and functional layout offers room for everyone, including a cozy gas fireplace in the fully developed basement, perfect for those chilly Alberta nights. The primary suite is tucked away upstairs for added privacy and features a large ensuite and walk-in closet.

Step outside to enjoy a mature, fully fenced and landscaped yard, complete with a covered rear deck—ideal for relaxing or entertaining rain or shine. Bonus: there's extra storage space tucked beneath the deck for your seasonal gear or tools.

Don't miss your chance to own a beautiful, well-maintained home in this sought-after location!

Built in 1999

Essential Information

MLS® #

A2249771



Price	\$489,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,394
Acres	0.13
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Modified Bi-Level
Status	Active

Community Information

Address	10612 76 Avenue
Subdivision	Mission Heights.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 2J2

Amenities

Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Built-in Features
Appliances	Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, City Lot, Landscaped
Roof	Asphalt Shingle

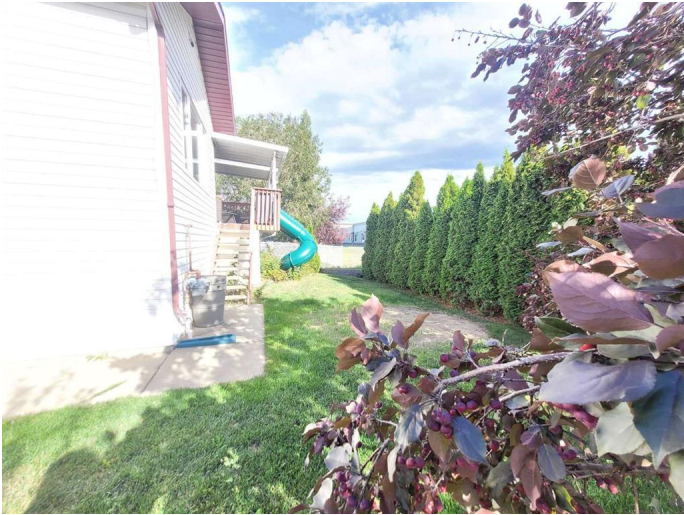
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 19th, 2025
Days on Market	5
Zoning	RR

Listing Details

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------



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.