

# \$569,900 - 11432 107 Avenue, Grande Prairie

MLS® #A2235728

## \$569,900

5 Bedroom, 3.00 Bathroom, 1,247 sqft

Residential on 0.11 Acres

Westgate., Grande Prairie, Alberta

Generate extra income from home with this property's fully legal secondary suite. The main floor offers 3 beds 2 baths an open-concept layout with a spacious living and dining area, a modern kitchen, two bedrooms, a 4-piece main bathroom, and a primary suite with a 4-piece ensuite and walk-in closet. Step out from the kitchen onto the deck and enjoy the backyard. The 2 bed 1 bath basement suite mirrors the open-concept design with its own living area, dining space, kitchen, two bedrooms, and a 4-piece bathroom. Throughout the home, you'll find stylish vinyl plank flooring, tiled bathrooms, quartz countertops, a tile backsplash, raised ceilings, and built-in wood shelving in the closets. Yard is landscaped and fenced with a deck off the main unit. This is truly a must-see!

Built in 2019

### Essential Information

MLS® #	A2235728
Price	\$569,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,247
Acres	0.11
Year Built	2019
Type	Residential



Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	11432 107 Avenue
Subdivision	Westgate.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V6T2

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	480

### **Interior**

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Suite

### **Exterior**

Exterior Features	Private Entrance
Lot Description	Irregular Lot
Roof	Asphalt Shingle
Construction	See Remarks
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 30th, 2025
Days on Market	1
Zoning	RG

### **Listing Details**

Listing Office	Sutton Group Grande Prairie Professionals
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