

# \$400,000 - 7622 Mission Heights Drive, Grande Prairie

MLS® #A2230591

**\$400,000**

4 Bedroom, 3.00 Bathroom, 1,263 sqft

Residential on 0.15 Acres

Mission Heights., Grande Prairie, Alberta

This great family home is a fully developed 4 bedroom, 3 bathroom, four level split style property that offers value and function. Three bedrooms and two bathrooms including a primary suite with an ensuite bathroom are located on the upper level of this home. The main floor features hardwood floors, vaulted ceilings, and a stunning kitchen with granite countertops. The third level has a fourth bedroom, a third bathroom with a laundry area and a large family room with a fireplace. The fourth level is finished with large recreation room. All three bathrooms have heated floors. Attached garage is 23'x22'. The fully fenced yard is a private oasis with a two-tiered deck, patio, fruit trees, mature perennials and a garden. Located near schools, trails, and plenty of amenities.

Built in 1993

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2230591  |
| Price          | \$400,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,263     |
| Acres          | 0.15      |
| Year Built     | 1993      |



|          |               |
|----------|---------------|
| Type     | Residential   |
| Sub-Type | Detached      |
| Style    | 4 Level Split |
| Status   | Active        |

### **Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 7622 Mission Heights Drive |
| Subdivision | Mission Heights.           |
| City        | Grande Prairie             |
| County      | Grande Prairie             |
| Province    | Alberta                    |
| Postal Code | T8W2G8                     |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Interior Features | Double Vanity, Granite Counters                  |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air, Natural Gas                          |
| Cooling           | None                                             |
| Fireplace         | Yes                                              |
| # of Fireplaces   | 1                                                |
| Fireplaces        | Gas                                              |
| Has Basement      | Yes                                              |
| Basement          | Finished, Full                                   |

### **Exterior**

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Exterior Features | Fire Pit, Garden, Private Yard                                                  |
| Lot Description   | Back Yard, Front Yard, Fruit Trees/Shrub(s), Garden, Irregular Lot, See Remarks |
| Roof              | Asphalt Shingle                                                                 |
| Construction      | Mixed                                                                           |
| Foundation        | Poured Concrete                                                                 |

### **Additional Information**

|             |                 |
|-------------|-----------------|
| Date Listed | June 19th, 2025 |
|-------------|-----------------|

|                |    |
|----------------|----|
| Days on Market | 49 |
| Zoning         | RG |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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