

\$349,900 - 9249 109 Avenue, Grande Prairie

MLS® #A2247512

\$349,900

4 Bedroom, 2.00 Bathroom, 1,035 sqft
Residential on 0.13 Acres

Mountview., Grande Prairie, Alberta

Tucked away on a quiet local-traffic street, this charming home has been beautifully updated. All the big-ticket items are done – including a modern kitchen with updated cabinets, tile backsplash, undercabinet lighting, stainless steel appliances, renovated bathrooms, vinyl windows, shingles, hot water tank, flooring, electrical, light fixtures including pot lighting, attic insulation, back deck, and concrete parking pad.

The main floor offers 3 bedrooms, including the primary with its own 2-piece ensuite. The basement boasts a spacious bedroom, a dedicated laundry room, a massive family room, and an undeveloped area perfect for storage or future development. Step outside to a backyard built for relaxing and entertaining, complete with a deck, firepit area, and shed. Surrounded by mature lilac bushes, it’s one of the most private yards in the city. The front yard features a stunning mature tree with a swing, adding to the home’s warmth and character.

This property is move-in ready and sure to impress!

Built in 1972

Essential Information

MLS® #	A2247512
Price	\$349,900
Bedrooms	4



Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,035
Acres	0.13
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	9249 109 Avenue
Subdivision	Mountview.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V3L4

Amenities

Parking Spaces	2
Parking	Concrete Driveway, Off Street, Parking Pad

Interior

Interior Features	No Smoking Home, See Remarks, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Lawn, Many Trees, Private
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed August 11th, 2025

Days on Market 4

Zoning RG

Listing Details

Listing Office RE/MAX Grande Prairie



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