

# \$349,900 - 12420 98 Street, Grande Prairie

MLS® #A2257133

**\$349,900**

4 Bedroom, 2.00 Bathroom, 868 sqft

Residential on 0.08 Acres

Scenic Ridge., Grande Prairie, Alberta

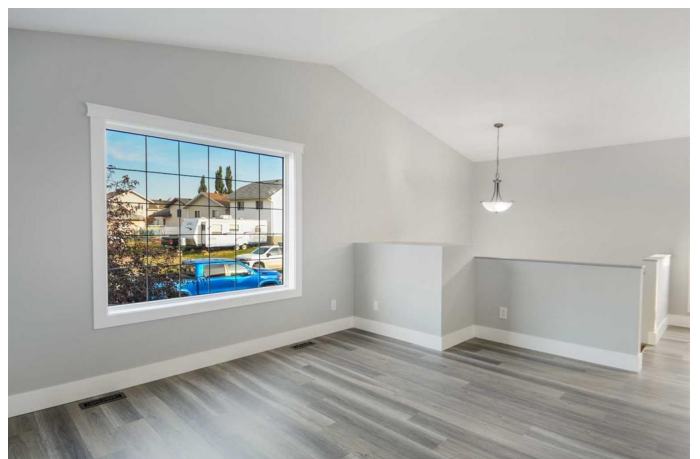
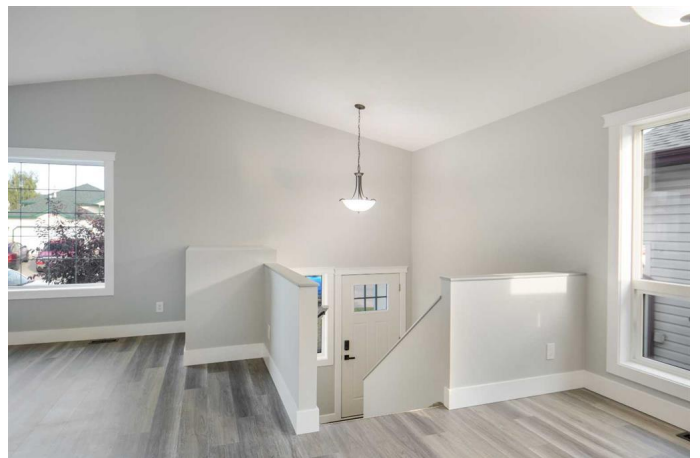
Welcome to this beautifully updated 4 bedroom, 2 bath home located in the Scenic Ridge neighbourhood on Grande Prairie's north side. Recently renovated, this home features new shingles and a stylish new front door outside, while the inside features new flooring, trim, and fresh paint throughout, as well as a refreshed kitchen including a hookup for a gas stove and updated washrooms all designed to give you a move-in ready space to enjoy. The main floor is bright and welcoming, offering a spacious living room, a functional kitchen, and a dining area with direct access to the deck and rear yard. Two bedrooms and a full bathroom complete the main level. Downstairs, youâ€™ll find a large rec room, two additional bedrooms, and another full washroom, giving you plenty of space for family, guests, or hobbies. The home backs onto a rear alley providing lots of room for parking your vehicles and/or your RV. This home is also just a short walk to the neighbourhood playground and bus stop. With immediate possession available, you can settle in and start enjoying your new home right away.

Built in 1998

## Essential Information

MLS® #                   A2257133

Price                     \$349,900



|                |             |
|----------------|-------------|
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 868         |
| Acres          | 0.08        |
| Year Built     | 1998        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 12420 98 Street |
| Subdivision | Scenic Ridge.   |
| City        | Grande Prairie  |
| County      | Grande Prairie  |
| Province    | Alberta         |
| Postal Code | T8V 7K7         |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 4           |
| Parking        | Parking Pad |

### Interior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Interior Features | Track Lighting, Vaulted Ceiling(s)                |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air                                        |
| Cooling           | None                                              |
| Has Basement      | Yes                                               |
| Basement          | Finished, Full                                    |

### Exterior

|                   |                                            |
|-------------------|--------------------------------------------|
| Exterior Features | None                                       |
| Lot Description   | Back Lane, Lawn, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                            |
| Construction      | Mixed, Vinyl Siding                        |
| Foundation        | Poured Concrete                            |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 15th, 2025 |
| Days on Market | 8                    |
| Zoning         | RS                   |

**Listing Details**

|                |                                 |
|----------------|---------------------------------|
| Listing Office | Royal LePage - The Realty Group |
|----------------|---------------------------------|

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