\$217,000 - 10502 101 Avenue, Grande Prairie

MLS® #A2215973

\$217,000

3 Bedroom, 1.00 Bathroom, 760 sqft Residential on 0.12 Acres

College Park., Grande Prairie, Alberta

Discover the perfect opportunity to own your first home or invest as a developer. This versatile property appeals to a range of prospective buyers. It has undergone several upgrades over the years, maintaining its charm as a rental, currently generating \$1,700 per month until September 30, 2025. The home features three bedrooms and one bathroom, along with a finished basement that includes a master bedroom, office space, and laundry room. Recent updates include a new furnace, hot water tank, windows, doors, and a refreshed bathroom tub surround. Enjoy a beautiful yard with mature trees and access to a back lane, all situated on a corner lot that offers ample parking. There is potential for rezoning, which could allow for the construction of a multi-family unit, such as a duplex, triplex, or fourplex, pending city approval.

Call today for more information!

Built in 1957

Essential Information

MLS® # A2215973 Price \$217,000

Bedrooms 3

Bathrooms 1.00

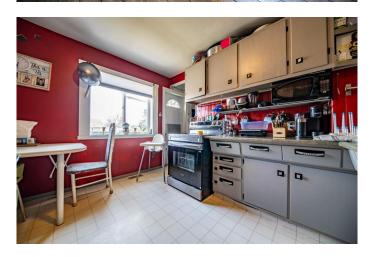
Full Baths 1

Square Footage 760

Acres 0.12







Year Built 1957

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

Community Information

Address 10502 101 Avenue

Subdivision College Park.
City Grande Prairie
County Grande Prairie

Province Alberta
Postal Code T8V 0Z1

Amenities

Parking Spaces 2

Parking Off Street, Parking Pad

Interior

Interior Features No Smoking Home

Appliances Electric Stove, Refrigerator, Washer/Dryer

Heating Forced Air

Cooling None
Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Features None

Lot Description Corner Lot

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 29th, 2025

Days on Market 17
Zoning RR

Listing Details

Listing Office Grassroots Realty Group Ltd.

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® 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.