

# \$319,900 - 12213 103 Street, Grande Prairie

MLS® #A2219430

**\$319,900**

4 Bedroom, 2.00 Bathroom, 800 sqft  
Residential on 0.08 Acres

Northridge., Grande Prairie, Alberta

This beautifully maintained, pet and smoke-free home is a true gem in the heart of Northridge. Pride of ownership is evident throughout the entire 4-bedroom, 2-bathroom duplex, offering a bright, open layout and thoughtful finishes from top to bottom. The main floor is flooded with natural light and features a spacious open-concept design with soaring cathedral ceilings in the kitchen, living, and dining area. The modern kitchen boasts sleek cabinetry, stainless steel appliances, a pantry, and a center island perfect for gathering. Patio doors off the dining room lead to a front deck, ideal for morning coffee or evening relaxation. Also on the main floor are two well-appointed bedrooms and a stylish 4-piece bathroom for added convenience.

Downstairs, the fully finished basement transforms into a versatile mother-in-law suite, designed with privacy and comfort in mind. It features two additional bedrooms, a full bathroom with a walk-in shower. The space is perfect for extended family or guests, with its own custom-built bar table, a bar sink, bar fridge, and oversized windows that let in plenty of light.

Located close to schools, parks, walking trails, shopping, and more, this home blends convenience with comfort in a sought-after neighborhood. Don't miss this move-in ready, exceptionally clean home—call your favorite REALTOR® to book a private



showing today!

Built in 2012

### **Essential Information**

MLS® #	A2219430
Price	\$319,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	800
Acres	0.08
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

### **Community Information**

Address	12213 103 Street
Subdivision	Northridge.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 2L4

### **Amenities**

Parking Spaces	2
Parking	Parking Pad

### **Interior**

Interior Features	Bar, No Animal Home, No Smoking Home
Appliances	Dishwasher, Range, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony
Lot Description	Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 27th, 2025
Days on Market	11
Zoning	RS

**Listing Details**

Listing Office	Sutton Group Grande Prairie Professionals
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