

# \$445,000 - 11341 107 Avenue, Grande Prairie

MLS® #A2207846

## \$445,000

3 Bedroom, 2.00 Bathroom, 1,428 sqft  
Residential on 0.10 Acres

Westgate., Grande Prairie, Alberta

Immediate possession available! Welcome to this family-friendly modified bi-level located in desirable Westgate. This well-designed home features 3 spacious bedrooms and 2 full bathrooms, including a large primary suite with walk-in closet and a 4-piece ensuite featuring a soaker tub and dual-sink vanity. The open-concept main living space offers vaulted ceilings, a cozy gas fireplace, and a beautiful kitchen with quartz countertops, pantry, ample cabinetry, and a big island perfect for entertaining. Two additional bedrooms and a full bathroom are conveniently located on the main level. The large undeveloped basement offers endless potential for future customization. Close to shopping, restaurants, and other amenities—this home is ready for its new owner!

Built in 2014

### Essential Information

MLS® #	A2207846
Price	\$445,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,428
Acres	0.10
Year Built	2014
Type	Residential



Sub-Type Detached  
Style Modified Bi-Level  
Status Active

### Community Information

Address 11341 107 Avenue  
Subdivision Westgate.  
City Grande Prairie  
County Grande Prairie  
Province Alberta  
Postal Code T8V6A7

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

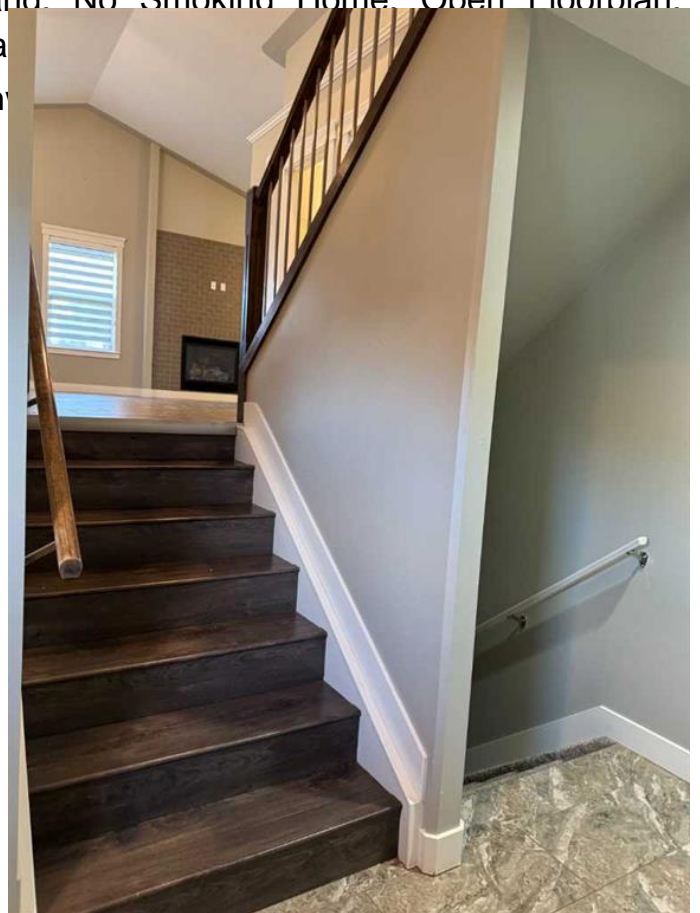
Interior Features High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Wash  
Appliances Central Air Conditioner, Dishwasher  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Features Other, Private Yard  
Lot Description Back Yard, City Lot  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed April 1st, 2025



Days on Market	17
Zoning	RS

### **Listing Details**

Listing Office	RE/MAX Grande Prairie
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