

# \$469,900 - 6406 98 Street, Grande Prairie

MLS® #A2214593

**\$469,900**

5 Bedroom, 3.00 Bathroom, 1,224 sqft

Residential on 0.12 Acres

Country Club West., Grande Prairie, Alberta

Fully finished 5 bedroom house in Country Club! This home is located across from a school on a relatively quiet street. Upstairs you will find a well laid out floor plan. The kitchen, living and dining area are all a good size. The home is very modern and bright. Down a short hallway you will find 3 bedrooms, 2 bathrooms which includes a great primary bedroom with an en-suite and closet. The basement shows really well with large windows, fireplace, stunning laundry room, a bathroom and 2 more bedrooms. The backyard has a newer deck, greenhouse, is private and is an overall nice space. Summary: A turn key home, 5 bedrooms, 3 bathrooms, nice location, nice neighborhood! We look forward to you seeing this home and making it home for you and your family!

Built in 1999

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2214593    |
| Price          | \$469,900   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,224       |
| Acres          | 0.12        |
| Year Built     | 1999        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | Bi-Level |
| Status   | Active   |

### **Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 6406 98 Street     |
| Subdivision | Country Club West. |
| City        | Grande Prairie     |
| County      | Grande Prairie     |
| Province    | Alberta            |
| Postal Code | T8W2M9             |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 6                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |                                      |
|-------------------|--------------------------------------|
| Interior Features | See Remarks                          |
| Appliances        | See Remarks                          |
| Heating           | Forced Air, Natural Gas, See Remarks |
| Cooling           | None                                 |
| Has Basement      | Yes                                  |
| Basement          | Finished, Full                       |

### **Exterior**

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Other           |
| Lot Description   | See Remarks     |
| Roof              | Asphalt Shingle |
| Construction      | See Remarks     |
| Foundation        | Poured Concrete |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 2                |
| Zoning         | RG               |

### **Listing Details**

|                |                              |
|----------------|------------------------------|
| Listing Office | Grassroots Realty Group Ltd. |
|----------------|------------------------------|

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