

9717 73 Avenue
Grande Prairie, Alberta

MLS # A2252803



\$409,900

Division: South Patterson Place

Type: Residential/House

Style: Bungalow

Size: 1,257 sq.ft. Age: 1979 (46 yrs old)

Beds: 5 Baths: 3

Garage: Double Garage Attached

Lot Size: 0.14 Acre

Lot Feat: Rectangular Lot

Heating: Forced Air

Floors: Carpet, Laminate

Roof: Asphalt Shingle

Basement: Finished, Full

Exterior: Wood Frame

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: RG

Utilities: -

Inclusions: NA

Charming & Unique 5-Bedroom, 3-Bath Home with Modern Upgrades! Bursting with character, this older-charm home boasts a one-of-a-kind floor plan that's both functional and full of personality. Recent updates include a brand-new roof (2023), new tile flooring (2023), fresh paint, and a brand-new dishwasher. The newer hot water tank and furnace (approx. 6–7 years old) provide peace of mind. The basement offers a versatile bedroom with its own living room — perfect for teens, guests, or rental income. Renovations throughout blend timeless charm with modern touches, and to make it even better, we're offering a buyer credit at closing for any older items awaiting your personal touch. A pre-listing inspection has already been completed for buyer peace of mind. A rare find ready for a quick sale — don't miss your chance!