

**10141 84A Street**  
**Grande Prairie, Alberta**

**MLS # A2295927**



**\$455,000**

<b>Division:</b>	Crystal Landing		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,564 sq.ft.	<b>Age:</b>	2018 (8 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Parking Pad		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Back Yard		

**Heating:** Forced Air

**Floors:** Carpet, Vinyl Plank

**Roof:** Asphalt Shingle

**Basement:** Full

**Exterior:** Vinyl Siding

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), No Smoking Home

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** RG

**Utilities:** -

**Inclusions:** Fridge stove washer dryer dishwasher

Welcome to this well-kept 1,500 sq ft two story home in the desirable community of Crystal Landing, offering no rear neighbors for added privacy. This property has been exceptionally maintained and showcases true pride of ownership throughout. The functional layout features a bright, open main floor, while upstairs you'll find a spacious bonus room perfect for a family hangout, home office, or kids' play area. The convenience of upper-floor laundry adds to the home's practical design. Enjoy year-round comfort with central air conditioning, along with a heated garage ideal for Alberta winters. This move-in-ready home offers the perfect blend of comfort, space, and privacy in a fantastic location.