

\$424,900 - 8836 96 Avenue, Grande Prairie

MLS® #A2226912

\$424,900

4 Bedroom, 2.00 Bathroom, 1,286 sqft

Residential on 0.10 Acres

Cobblestone., Grande Prairie, Alberta

A beautiful home with detached garage and mortgage helper basement suite! Located on a corner lot in a quiet area of Cobblestone is this beautiful home featuring a bright and open main floor with a spacious living room, kitchen and dining area. Up a few stairs are 3 bedrooms and a large washroom with secondary access to the primary bedroom. Downstairs the basement suite has bright grade level living space with a large kitchen and big dining/living room space. Down a few stairs is a bedroom, bath and a den perfect for an at home office. Outside, the yard is fenced and has a huge deck area. There is also the great 24x24 detached garage, insulated and finished with OSB walls. Contact your favorite real estate professional to book a private viewing today!

Built in 2014

Essential Information

MLS® #	A2226912
Price	\$424,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,286
Acres	0.10
Year Built	2014
Type	Residential



Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	8836 96 Avenue
Subdivision	Cobblestone.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 0N2

Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Lawn, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Mixed, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2025
Days on Market	12
Zoning	RS

Listing Details

Listing Office	Royal LePage - The Realty Group
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