

# \$568,900 - 161, 11850 84 Avenue, Grande Prairie

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MLS® #A2184609

## \$568,900

5 Bedroom, 3.00 Bathroom, 1,395 sqft

Residential on 0.11 Acres

Kensington., Grande Prairie, Alberta

Beautiful 5 bedroom and 3 bathroom bungalow located in Kensington!!! This 1395 sq ft home has an amazing view!!! The kitchen has grey cabinets and an island, granite counter tops, a large undermount sink, white subway tile, and a corner pantry. The dining area has a very nice view of the pond and a walking trail. The living room has an electric fireplace. Vinyl plank flooring through-out the entire home!!! The master bedroom has a walk-in closet with custom built-in shelving, 3 piece ensuite with a double walk -n shower, and a double vanity. The 2nd bedroom is a good size and main floor laundry room with storage. The basement will be finished with 3 more bedrooms, a full bathroom, and a family room. The attached triple garage is 23 x 26. The backyard is landscaped, deck and access to the pond and walking trails. HOA fee of \$175/per month and includes water, snow removal, and park/playground/walking trails maintenance. Don't miss out and book your showing today!!!



Built in 2023

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2184609  |
| Price      | \$568,900 |
| Bedrooms   | 5         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |

|                |             |
|----------------|-------------|
| Square Footage | 1,395       |
| Acres          | 0.11        |
| Year Built     | 2023        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 161, 11850 84 Avenue |
| Subdivision | Kensington.          |
| City        | Grande Prairie       |
| County      | Grande Prairie       |
| Province    | Alberta              |
| Postal Code | T8W 0M4              |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Playground, Park       |
| Parking Spaces | 3                      |
| Parking        | Triple Garage Attached |
| # of Garages   | 3                      |

### Interior

|                   |                               |
|-------------------|-------------------------------|
| Interior Features | Kitchen Island                |
| Appliances        | Dishwasher, Refrigerator, Dry |
| Heating           | High Efficiency               |
| Cooling           | None                          |
| Fireplace         | Yes                           |
| # of Fireplaces   | 1                             |
| Fireplaces        | Electric                      |
| Has Basement      | Yes                           |
| Basement          | Full, Unfinished              |

### Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Playground       |
| Lot Description   | Landscaped, Lawn |
| Roof              | Asphalt Shingle  |
| Construction      | Vinyl Siding     |
| Foundation        | Poured Concrete  |



**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | December 27th, 2024 |
| Days on Market | 221                 |
| Zoning         | RC                  |
| HOA Fees       | 175                 |
| HOA Fees Freq. | MON                 |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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