

\$319,900 - 6930 98 Street, Grande Prairie

MLS® #A2266758

\$319,900

4 Bedroom, 3.00 Bathroom, 1,073 sqft

Residential on 0.15 Acres

South Patterson Place, Grande Prairie, Alberta

This charming bungalow is tucked away on a quiet street in South Patterson Place, offering a rare combination of comfort, functionality, and move-in readiness. With 4 bedrooms, 2.5 bathrooms, and a fully finished basement, this home provides ample space for the whole family and the flexibility to suit a variety of lifestyles.

The home's curb appeal is inviting, featuring a mature lot with a large backyard that provides added privacy, perfect for children, pets, or entertaining. Step inside to a main floor designed for comfort and practicality: the living room features a decorative fireplace, adding charm and character to the space. The spacious dining area opens through garden doors onto a two-tier deck - ideal for enjoying summer evenings, watching sunsets, or curling up on a chilly winter night. From the kitchen window, you can keep an eye on the backyard, where your family can safely play and explore. Adding to the property's charm are wild strawberry and raspberry patches, plus two garden spots for green thumbs - perfect for growing fresh produce, enjoying outdoor activities, or creating your own private oasis. The fully finished basement provides additional versatile living space, including a large family room, wet bar with mini fridge, an additional bedroom and bathroom, plus laundry facilities. This area is ideal for entertaining, hosting movie nights, or simply relaxing after a long day. The home's layout maximizes



functionality and comfort, offering thoughtful design elements and ample storage throughout.

Additional highlights include two generously sized sheds for storage, workshops, or hobby equipment, adding flexibility for toys, tools, or seasonal gear. With its move-in ready condition, this property is ideal for families who want to enjoy a comfortable, private setting without the need for renovations.

This home offers a perfect balance of space, privacy, and functionality. From the mature lot with berry patches and gardens to the versatile main and basement living areas, this property truly has it all. A move-in-ready home like this won't remain available for long. Contact your favourite agent today for more details or to schedule your private tour!

Built in 1979

Essential Information

MLS® #	A2266758
Price	\$319,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,073
Acres	0.15
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	6930 98 Street
Subdivision	South Patterson Place
City	Grande Prairie

County	Grande Prairie
Province	Alberta
Postal Code	T8V 5E8

Amenities

Parking Spaces	2
Parking	Concrete Driveway, Parking Pad

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 24th, 2025
Days on Market	8
Zoning	RG

Listing Details

Listing Office	Century 21 Grande Prairie Realty Inc.
----------------	---------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.