Bobbie-Jo MCLEOD
LOVE WHERE YOU LIVE

780-505-2159
bobbie-jo@grassrootsrealtygroup.ca

9412 83 Avenue
Grande Prairie, Alberta

MLS # A2350281



$239,900

Division:	Patterson Place		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	976 sq.ft.	**Age:**	1979 (47 yrs old)
Beds:	5	**Baths:**	2
Garage:	Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	City Lot		

Heating:	Floor Furnace, Forced Air	**Water:**	-
Floors:	Laminate, Linoleum	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Vinyl Siding	**Zoning:**	RG
Foundation:	Poured Concrete	**Utilities:**	-
Features:	No Smoking Home		

Inclusions: fridge, stove, dishwasher, washer, dryer

This half duplex would make a great first home or rental property. 5 Bedrooms, 2 baths located in the Patterson Neighborhood close to new Schools, Strip malls, grocery stores, playgrounds, tennis courts, and Dave Barr arena. Basement windows replaced in 2020 and New shingles 2023.

Copyright (c) 2026 Bobbie-Jo McLeod. Listing data courtesy of Sutton Group Grande Prairie Professionals. Information is believed to be reliable but not guaranteed.