

9914 85 Ave

Grande Prairie, Alberta

MLS # A2287305



\$379,900

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		
Inclusions:	NA		

Attached garage or detached garage? Why choose when you can have both. Welcome to this beautifully updated home tucked away on a quiet street in desirable Highland Park. Mature trees, generous yard sizes, and long-standing pride of ownership give this neighborhood its charm — and you’ll feel it the moment you arrive. Inside, you’re welcomed by a spacious, bright living room that flows into the kitchen featuring exceptional cupboard space for a home of this size. Just off the kitchen, step onto the deck. Upstairs offers three bedrooms, including a primary suite with its own convenient 2-piece ensuite. Downstairs, you’ll find a large rec room, an oversized laundry area, an additional bedroom, and a flexible office/storage space — perfect for growing families or anyone needing extra room to spread out. The attached single garage is unheated and features a drive-through bay for added functionality. But the real standout? A massive 27’ x 29’ heated garage in the backyard with 220V already installed. Whether you're a woodworker, mechanic, welder, or simply need serious workspace — this setup delivers. Homes with this kind of versatility don’t come along often. Book your showing and see it for yourself.