

\$449,000 - 11248 76 Avenue, Grande Prairie

MLS® #A2245609

\$449,000

5 Bedroom, 3.00 Bathroom, 1,164 sqft
Residential on 0.11 Acres

Westpointe., Grande Prairie, Alberta

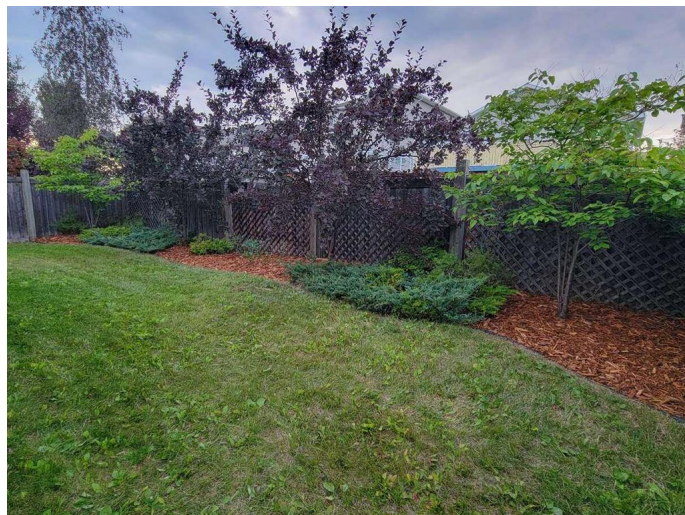
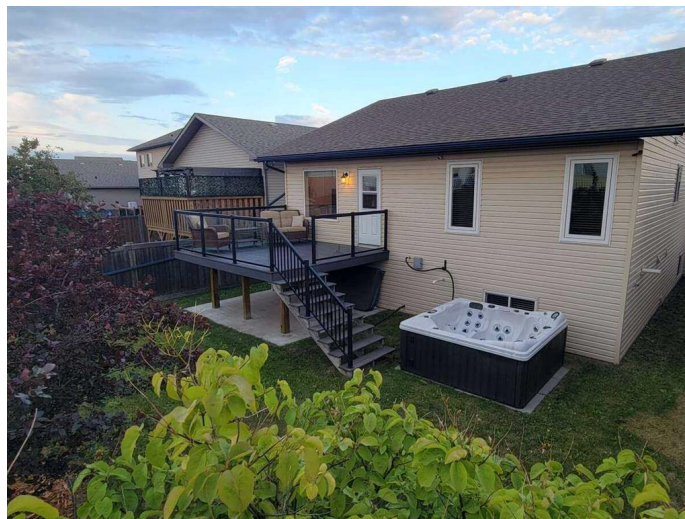
For more information, please click the "More Information" button.

Welcome to this wonderful bi-level Westpointe home nestled on a quiet south facing street! 5 bedrooms + 1 den, 3 full bathrooms, 1162 sqft above grade (~2300 sqft of living space with the fully developed basement). 3 bedrooms upstairs including master bedroom with ensuite bathroom and walk-in closet. 2 bedrooms downstairs, along with a French door den and a large second living room. Kitchen features a new butcher block island and vaulted ceiling. 20ft wide x 22ft long super clean finished double garage (for your full sized truck). Beautifully landscaped, low maintenance yard backing onto an easement. Fully fenced for your furry friends or little ones. 14ft x 12ft composite deck over a concrete pad. This home is an easy walk to two schools, the park, (or Dairy Queen...) and move-in ready!

Built in 2009

Essential Information

MLS® #	A2245609
Price	\$449,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,164
Acres	0.11



Year Built	2009
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	11248 76 Avenue
Subdivision	Westpointe.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 2T7

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Parking Pad
# of Garages	2

Interior

Interior Features	Central Vacuum, French Door, High Ceilings, Kitchen Island, Laminate Counters, Pantry, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings, Gas Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 4th, 2025
Days on Market	2

Zoning

R1

Listing Details

Listing Office

Easy List Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.