

# \$469,900 - 10221 85b Street, Grande Prairie

MLS® #A2214099

**\$469,900**

4 Bedroom, 4.00 Bathroom, 1,764 sqft

Residential on 0.11 Acres

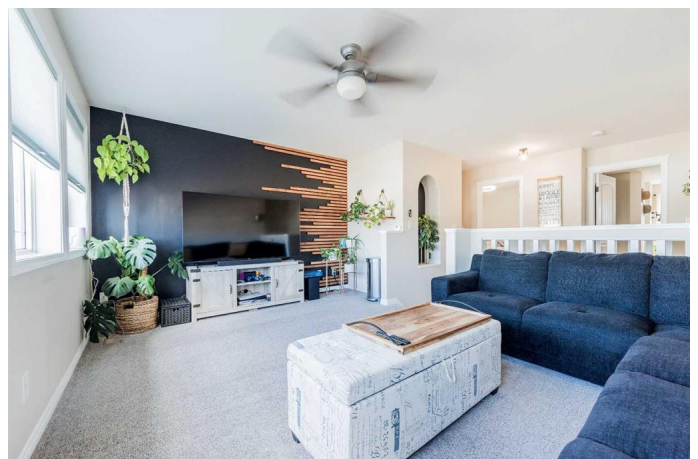
Crystal Landing, Grande Prairie, Alberta

This exceptional recently updated 2-storey is sure to impress. Spacious entry way gives plenty of room. Corner gas fireplace in living room joining on to dining and kitchen area featuring an island, back splash and corner pantry. Sliding door off dining area leads out to a deck, very well taken care of yard fenced right around with a storage shed that is insulated. Upstairs you will find to the left a nice sized bonus room with lots of windows & to the right are 3 bedrooms & 2 bathrooms. Primary bedroom has big en-suite with soaker tub. Stairs to the basement are right off the garage entry. In the basement you will find another full 3pc bathroom, another bedroom, theater room and nook that is plumbed in for a bar.

Built in 2007

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2214099    |
| Price          | \$469,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,764       |
| Acres          | 0.11        |
| Year Built     | 2007        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | 2 Storey |
| Status   | Active   |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10221 85b Street |
| Subdivision | Crystal Landing  |
| City        | Grande Prairie   |
| County      | Grande Prairie   |
| Province    | Alberta          |
| Postal Code | T8X0B5           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Walk-In Closet(s) |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer  |
| Heating           | Forced Air, Natural Gas                           |
| Cooling           | Central Air                                       |
| Fireplace         | Yes                                               |
| # of Fireplaces   | 1                                                 |
| Fireplaces        | Gas                                               |
| Has Basement      | Yes                                               |
| Basement          | Finished, Full                                    |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Other                           |
| Lot Description   | Rectangular Lot                 |
| Roof              | Asphalt Shingle                 |
| Construction      | Brick, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 9                |
| Zoning         | RS               |

**Listing Details**

Listing Office                RE/MAX Grande Prairie

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