

# \$279,900 - 9525 121 Avenue, Grande Prairie

MLS® #A2224790

**\$279,900**

4 Bedroom, 2.00 Bathroom, 781 sqft

Residential on 0.12 Acres

Crystal Ridge., Grande Prairie, Alberta

Updated Bi-Level in Prime Crystal Ridge  
Location â€” Spacious Yard & Modern  
Upgrades

Welcome to this beautifully updated 1973 bi-level home in the heart of Crystal Ridge, offering the perfect blend of space, comfort, and convenience. With 4 spacious bedrooms, 2 bathrooms, and a host of modern upgrades, this property is ideal for families, first-time buyers, or investors looking for value in a well-established neighborhood.

Step inside to find a bright open-concept layout featuring a seamless flow between the kitchen, dining, and living spacesâ€”ideal for entertaining or everyday living. Recent updates include brand-new flooring, fresh paint throughout, and newer windows that fill the home with natural light. The main-floor kitchen opens onto a deck, perfect for morning coffee or evening barbecues.

Downstairs, the second bathroom is 80% renovatedâ€”with major work already completed, it simply awaits your final touches with mud, tape, and paint. The large rooms throughout provide flexibility for growing families, home offices, or guest accommodations.

The exterior offers a generously sized backyard with ample room to build a garage, shop, or additional outdoor living spaceâ€”a rare opportunity in such a central location.



Recent shingle updates add peace of mind, and the property is located just minutes from schools, shopping, parks, and walking trails.

This is a well-priced, move-in-ready home in a sought-after neighborhood—don’t miss out on this excellent opportunity. Book your private showing today!

Built in 1973

**Essential Information**

MLS® #	A2224790
Price	\$279,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	781
Acres	0.12
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

**Community Information**

Address	9525 121 Avenue
Subdivision	Crystal Ridge.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V4R6

**Amenities**

Parking Spaces	4
Parking	Parking Pad

**Interior**

Interior Features	Open Floorplan
-------------------	----------------

Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	City Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 2nd, 2025
Days on Market	35
Zoning	R

## Listing Details

Listing Office	Grassroots Realty Group Ltd.
----------------	------------------------------

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.