

\$339,900 - 11353 82 Avenue, Grande Prairie

MLS® #A2231714

\$339,900

4 Bedroom, 3.00 Bathroom, 1,174 sqft

Residential on 0.07 Acres

Westpointe., Grande Prairie, Alberta

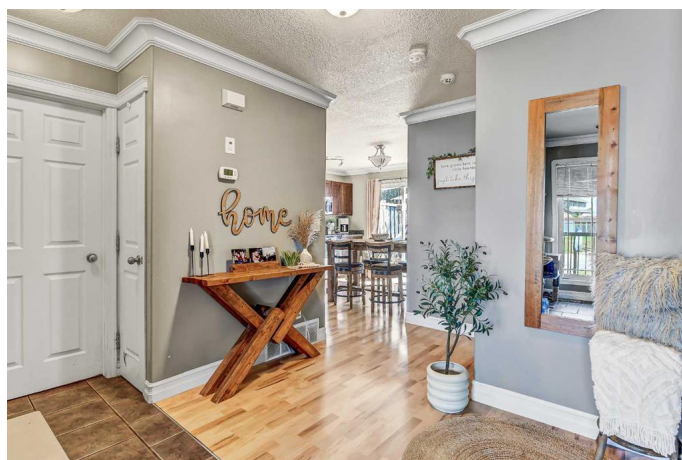
Discover stylish, functional living in this fully developed 4-bedroom, 2.5-bathroom half duplex at 11353 82 Ave in Westpointe—where thoughtful Boho-inspired design meets modern comfort. From the moment you step inside, you're greeted by soaring windows that pour in natural light and highlight the warm, contemporary finishes throughout. The open-concept main floor features rich maple cabinetry, stainless steel appliances, and an angled peninsula with an eat-up ledge, creating a seamless flow from the kitchen to the dining area and out to the backyard deck—perfect for summer BBQs in the mature yard. Just off the attached garage is a handy mudroom space with laundry, a half bath, and generous closet storage. Upstairs offers three spacious bedrooms, including a primary suite with dual closets and shared en-suite, plus a full main bath and linen storage. The fully finished basement adds a large family room, full bath, and fourth bedroom—ideal for guests, teens, or added rental value. With an attached garage, tasteful design, and a location steps from trails, parks, and West Grande Prairie's amenities, this home is a fantastic first-time buy or investment opportunity that truly stands out.

Built in 2006

Essential Information

MLS® #

A2231714



Price	\$339,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,174
Acres	0.07
Year Built	2006
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	11353 82 Avenue
Subdivision	Westpointe.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W0A7

Amenities

Parking Spaces	4
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	See Remarks
Roof	Asphalt Shingle

Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 16th, 2025
Days on Market	22
Zoning	RC

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.