

\$479,000 - 12201 104a Street, Grande Prairie

MLS® #A2246762

\$479,000

5 Bedroom, 3.00 Bathroom, 1,272 sqft
Residential on 0.13 Acres

Royal Oaks., Grande Prairie, Alberta

Stunning 5-Bedroom Home in Sought-After
Royal Oaks – Move-In Ready!

Are you looking for a fully developed,
beautifully maintained 5-bedroom home in
Grande Prairie? Look no further! This
gorgeous property is perfectly situated on a
quiet loop in the desirable Royal Oaks
neighborhood, just minutes from schools,
parks, shopping, and all amenities.

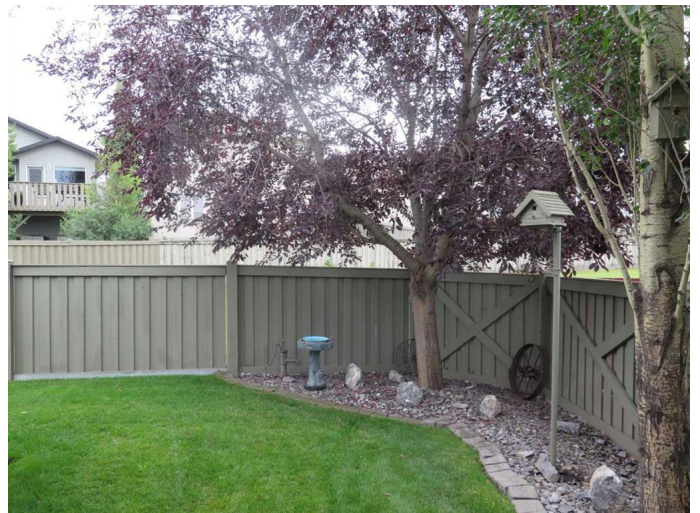
Step inside and be greeted by a spacious front
entry with a large closet and wide staircases
leading both up and down. The upper level
features vaulted ceilings, engineered maple
hardwood floors, and a bright, open kitchen
with ample cabinetry – perfect for family
living and entertaining.

The generous primary bedroom easily
accommodates a king-sized bed and features
a walk-in closet. Downstairs, you'll find a
large family room with a cozy gas fireplace,
two more spacious bedrooms, and a full
4-piece bathroom – ideal for guests or
growing families.

This home comes fully loaded with air
conditioning, a heated garage, and a full
irrigation system in both the front and back
yards. The backyard is beautifully landscaped,
well maintained, and backs onto a peaceful
easement, providing extra privacy.

Don't miss your chance to own this
turn-key home in one of Grande Prairie's
most family-friendly communities.

Reach out to your favorite REALTOR® today
to book a showing!



Built in 2005

Essential Information

MLS® #	A2246762
Price	\$479,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,272
Acres	0.13
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	12201 104a Street
Subdivision	Royal Oaks.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 8C5

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Kitchen Island, No Animal Home, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Freezer, Range Hood, Refrigerator, Electric Oven
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas

Has Basement	Yes
Basement	Finished, Full

Exterior

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

Additional Information

Date Listed	August 7th, 2025
Days on Market	15
Zoning	RS

Listing Details

Listing Office	Royal LePage - The Realty Group
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