

# \$389,900 - 9801 89 Street, Grande Prairie

MLS® #A2254840

**\$389,900**

3 Bedroom, 3.00 Bathroom, 1,436 sqft

Residential on 0.09 Acres

Cobblestone., Grande Prairie, Alberta

Modern 2 story family home with nice curb appeal with a front covered veranda and plenty of windows located on a quiet street in Cobblestone! This open floor plan features a spacious living room in the front of the home open to kitchen with large island, walk-in pantry and dining area, and also a half bath. Upstairs boasts 3 bedroom and 2 bathrooms and second floor laundry. Master bedroom features a large closet and full 3 piece ensuite. Full undeveloped basement is ready for your own plans. Yard is landscaped with a large rear deck and concrete parking pad off the alley. Not many choices like this on the market right now. Take a look.

Built in 2019

## Essential Information

MLS® #	A2254840
Price	\$389,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,436
Acres	0.09
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey



Status	Active
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### Community Information

Address	9801 89 Street
Subdivision	Cobblestone.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X0R3

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Parking Pad, See Remarks, Rear Drive

### Interior

Interior Features	Kitchen Island
Appliances	See Remarks
Heating	Forced Air, Natural Gas, High Efficiency
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Landscaped, Level, Rectangular Lot, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	September 9th, 2025
Days on Market	1
Zoning	RS

### Listing Details

Listing Office	Royal LePage - The Realty Group
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