

\$390,000 - 10245 113 Avenue, Grande Prairie

MLS® #A2255431

\$390,000

4 Bedroom, 2.00 Bathroom, 1,140 sqft

Residential on 0.15 Acres

Avondale., Grande Prairie, Alberta

Bungalow across Avondale (Orange) Park, walking distance to PWA, Composite High and Avondale Schools, Shopping and Restaurants***Located on a bus route - immediate plowing***Mother-in-law suite in basement that can be rented out for \$1500 in today's market, covering almost 3/4 of your mortgage payment***Upgrades: Bathrooms, Flooring, Paint, Electrical, HE Furnace, HWT, New West Fence***New windows for the basement on order, paid for with installation, ETA late October***Open concept, with a view of the park from the living room***Insulation in main level flooring for soundproofing the basement***Main Floor and Basement Laundry***RV Parking with Back Alley access***

Built in 1963

Essential Information

MLS® #	A2255431
Price	\$390,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,140
Acres	0.15
Year Built	1963
Type	Residential
Sub-Type	Detached



Style	Bungalow
Status	Active

Community Information

Address	10245 113 Avenue
Subdivision	Avondale.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V1W9

Amenities

Parking Spaces	3
Parking	Driveway, Off Street, RV Access/Parking, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Jetted Tub, Laminate Counters, No Smoking Home, Open Floorplan, Separate Entrance, Soaking Tub, Wired for Sound
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Private Yard
Lot Description	Back Lane, Garden, Lawn, Rectangular Lot
Roof	Asphalt/Gravel
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 22nd, 2025
Days on Market	1

Zoning

RR

Listing Details

Listing Office

Sutton Group Grande Prairie Professionals

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.