

\$464,900 - 11117 60 Avenue, Grande Prairie

MLS® #A2255926

\$464,900

3 Bedroom, 3.00 Bathroom, 1,474 sqft

Residential on 0.14 Acres

O'Brien Lake, Grande Prairie, Alberta

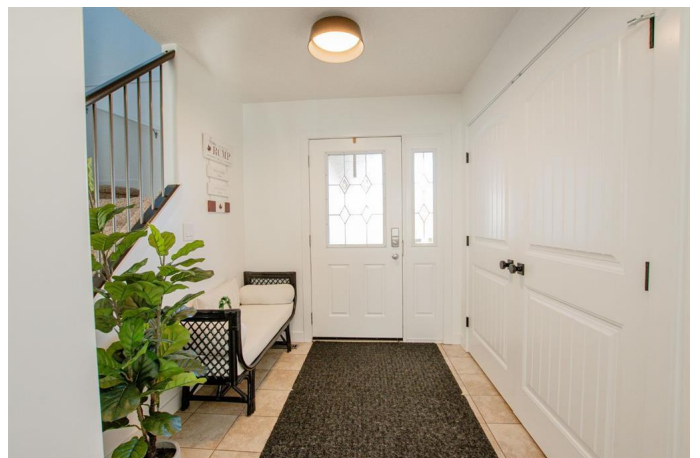
Welcome to this beautiful two storey home in the sought-after community of O'Brien Lake, ideally located close to schools, walking trails, and parks. Step inside to a spacious tiled entry that leads into a bright, open-concept main floor. The kitchen offers wrap-around countertops with seating, ample cabinetry, a pantry, stainless steel appliances, and convenient access from the attached double heated garage, perfect for unloading groceries. The living room is filled with natural light and features a cozy fireplace, while the main floor also includes a half bath and laundry for added convenience. Upstairs, the expansive primary bedroom boasts a walk-in closet and full ensuite, complemented by two additional bedrooms and a full bath. The fully developed basement offers a large recreational space and an additional bathroom, ideal for family living or entertaining. Enjoy the outdoors in the fully fenced and landscaped backyard with a two-tiered deck. Additionally this home features air conditioning. This move-in-ready home has everything you need, don't miss it!! Book your showing today!

Built in 2010

Essential Information

MLS® # A2255926

Price \$464,900



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,474
Acres	0.14
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	11117 60 Avenue
Subdivision	O'Brien Lake
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 0H6

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
-------------------	------

Lot Description	Landscaped, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 14th, 2025
Days on Market	4
Zoning	RS

Listing Details

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------

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.