

**8603 95 Street
Grande Prairie, Alberta**

MLS # A2204420



\$287,000

Division:	Highland Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	995 sq.ft.	Age:	1972 (53 yrs old)
Beds:	4	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Landscaped, Sloped Down		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	Natural Woodwork, No Smoking Home		

Inclusions: None

This Bungalow is located in the fabulous neighborhood of Highland Park. Located close to schools, parks and shopping amenities nearby. The large back yard with its mature trees, drop-down deck and an extra-large garden shed provides plenty of space. Inside you will find a nice sized living room with a wood-burning fireplace. The kitchen provides plenty of storage and the basement has a nice sized rumpus room. Throughout the home there are vinyl windows and a few upgrades. If you are a first-time home buyer, this is a great opportunity to get into the market and transition from a tenant to a homeowner.