



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

780-831-7725
jackadmin@gpremax.com

9401 65 Avenue
Grande Prairie, Alberta

MLS # A2259359



\$340,000

Division:	Country Club Estates		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,474 sq.ft.	Age:	1984 (41 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Attached, Parking Pad		
Lot Size:	0.15 Acre		
Lot Feat:	Backs on to Park/Green Space, Corner Lot, Irregular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R
Foundation:	Wood	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: shed, pool table

Welcome to this charming bungalow in Country Club Estates! This well-kept 3-bedroom, 2-bathroom home offers comfort and character on a spacious corner lot with no rear neighbours. You'll love the beautiful hardwood floors, bright bay window, and cozy fireplace that make the living room so inviting. The dining room flows easily off the kitchen, creating the perfect space for family meals and entertaining. The primary suite features a walk-in closet and ensuite bathroom for your convenience. With RV parking, plenty of yard space, and great curb appeal, this home is move-in ready and waiting for its next family. Don't miss out—call your favourite REALTOR® today to book a private showing!