

# \$129,900 - 213, 9810 96 Street, Grande Prairie

MLS® #A2191011

**\$129,900**

1 Bedroom, 1.00 Bathroom, 646 sqft

Residential on 0.00 Acres

Smith., Grande Prairie, Alberta

**MASSIVE PRICE DROP!! NOW JUST \$129,900 & OFFERING IMMEDIATE POSSESSION!** This well-kept 1 bedroom, 1 bathroom condo in Center Court is move-in ready and full of value. Located on the second floor, the unit features a bright, open-concept layout with a kitchen that includes maple cabinets and flows seamlessly into the living room. Step out onto the north-facing patio—perfect for enjoying quiet mornings or shaded summer evenings.

The spacious bedroom is filled with natural light and offers a generous closet and large window. You'll also appreciate the in-suite laundry room with washer and dryer included.

Center Court is known for its energy-efficient design with steel and concrete construction, insulated concrete walls, in-floor heating, and triple-glazed windows—ensuring both comfort and low utility costs. The location is just minutes from downtown, offering easy access to shops, services, and transit.

Affordable condo fees are just \$295.95/month and include heat and water. Don't miss this great opportunity—book your viewing today!

Built in 2008

## Essential Information



MLS® #	A2191011
Price	\$129,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	646
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### Community Information

Address	213, 9810 96 Street
Subdivision	Smith.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V7T9

### Amenities

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Utilities	Cable Available, Electricity Available, Heating Paid For, Sewer Connected, Water Connected
Parking Spaces	1
Parking	Stall, Titled

### Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Hot Water, Baseboard, Boiler
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle

Construction            Vinyl Siding, Wood Frame, B

**Additional Information**

Date Listed            April 2nd, 2025  
Days on Market        126  
Zoning                  RM  
HOA Fees                296  
HOA Fees Freq.        MON

**Listing Details**

Listing Office           RE/MAX Grande Prairie



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