

# \$469,900 - 8833 74 Avenue, Grande Prairie

MLS® #A2222148

**\$469,900**

5 Bedroom, 3.00 Bathroom, 1,225 sqft  
Residential on 0.12 Acres

Countryside North, Grande Prairie, Alberta

This beautifully updated 5-bedroom, 3-bathroom home is located on a fully fenced, south-facing corner lot just steps from schools, walking trails, and all amenities. The kitchen is a chef's dream, featuring granite countertops, a sleek ThinQ smart fridge, built-in range, and soft-close drawers. Enjoy summer evenings on the two-tier deck with a convenient gas line for your BBQ. Inside, the home boasts fresh paint, new trim, and updated flooring on the main level. Stay cool with air conditioning, and enjoy added convenience with central vac and a handy kick plate. In-floor heating is plumbed in and ready for future hookup. This home offers both comfort and style in a prime location – don't miss it!

Built in 2010

## Essential Information

MLS® #	A2222148
Price	\$469,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,225
Acres	0.12
Year Built	2010
Type	Residential
Sub-Type	Detached



Style Bi-Level  
Status Active

### Community Information

Address 8833 74 Avenue  
Subdivision Countryside North  
City Grande Prairie  
County Grande Prairie  
Province Alberta  
Postal Code T8X 0H6

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Granite Counters, Kitchen Island, Vinyl Windows  
Appliances Dishwasher, Gas Stove, Refrigerator, Washer/Dryer  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features BBQ gas line, Private Entrance  
Lot Description Back Yard, Corner Lot, Front Yard, Landscaped, Lawn  
Roof Asphalt Shingle  
Construction Vinyl Siding  
Foundation Poured Concrete

### Additional Information

Date Listed May 17th, 2025  
Days on Market 3  
Zoning RS

### Listing Details

Listing Office Grassroots Realty Group Ltd.

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