

# \$519,900 - 11114 60 Avenue, Grande Prairie

MLS® #A2234208

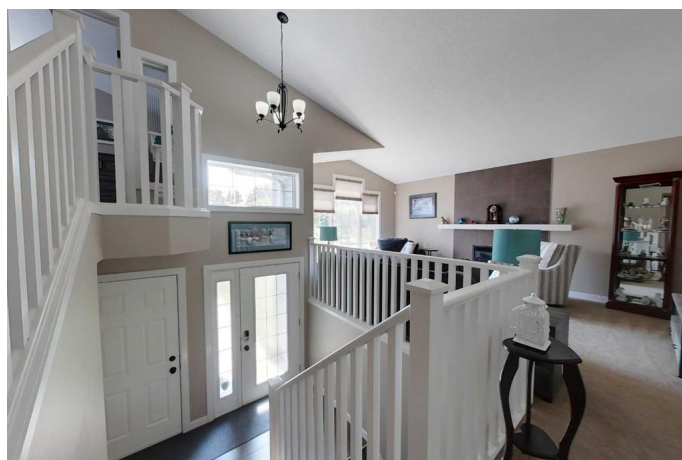
**\$519,900**

5 Bedroom, 3.00 Bathroom, 1,579 sqft

Residential on 0.13 Acres

O'Brien Lake, Grande Prairie, Alberta

Step into your new family home, backing onto O'Brien Lake! Fully developed modified bi-level with a fenced back yard. Soaring vaulted ceilings featured in the main area, gas fireplace in living room, dining room with bonus built in side breakfast bar, and kitchen with corner pantry, and island. Main level has 2 bedrooms and a full bathroom. Over the garage is the expansive primary suite - large soaker tub, double vanity, separate shower and walk in closet. Fully developed basement has a gas fireplace in the living room, large office/bedroom with french doors, another bedroom and full bathroom, as well as an abundance of storage space. Heated garage for winter, and central A/C for the heat of summer! Wonderful deck off the dining area to enjoy the peace and tranquility of the lake, gas hookup for your bbq- and there is a shed beside the house for extra storage. Excellent location backing onto the lake and walking trails, close to school, playgrounds and the Eastlink Centre. Community orchard is right across the road. If your family is looking for a great home in great condition - this is the one!



Built in 2009

## Essential Information

MLS® # A2234208

Price \$519,900

Bedrooms 5

Bathrooms	3.00
Full Baths	3
Square Footage	1,579
Acres	0.13
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

### **Community Information**

Address	11114 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	Central Vacuum, Double Vanity, Kitchen Island, Laminate Counters, Pantry, Sump Pump(s), Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Other
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Greenbelt,

	Landscaped, Lawn, Lake
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 23rd, 2025
Days on Market	6
Zoning	RS

### **Listing Details**

Listing Office	Century 21 Grande Prairie Realty Inc.
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