

**10414 133 Avenue
Grande Prairie, Alberta**

MLS # A2247286



\$429,900

Division:	Arbour Hills		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,334 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		

Inclusions: N/A

Dirham Homes Job #2512A - The Oxford II 1/2 Duplex - Great starter home or investment property featuring a cute front veranda and single attached garage! The main floor has a nice entry area, 2pc washroom, kitchen with island open to dining with patio door and living room with electric fireplace. Upstairs you will find 2 bedrooms and full bathroom, a laundry room, and the primary suite with walk in closet and 4pc ensuite. Close to 2 elementary schools, Trader Ridge and located on a wide street with lots of parking.