

# \$440,000 - 6621 93a Street, Grande Prairie

MLS® #A2239959

**\$440,000**

3 Bedroom, 3.00 Bathroom, 1,289 sqft

Residential on 0.23 Acres

Country Club Estates., Grande Prairie, Alberta

This custom built, one owner home in wonderful 'Country Club Estates' has been scrupulously maintained. A profusion of features including: soft close cabinets with dovetail joints in the renovated, modern kitchen , which also boasts quartz countertops, undermount kitchen sink, island, recessed lighting, & tile flooring. Primary bedroom is also on main floor and has just a gorgeous ensuite. Another bathroom is also situated just off the door leading into the attached garage. Sublime gas fireplace with live edge mantle in great room with glorious high ceiling makes for an elegant space to unwind after a long day. Upstairs, there are 2 bedrooms (1 with walk-in closet) and the main bathroom. Basement is fully finished with big family/recreation room, laundry area and ample storage. Newer windows, shingles & furnace add to the intrinsic value of the property. Huge WOW WOW WOW factor is the backyard with ginormous composite deck & aluminum railing, huge patio pad, stone pathways, circular fire bowl area, mature trees, variety of plants & bushes, and quiet area for contemplation. It is the quintessential outdoor space to host those large office parties or for friends & family get-togethers. Home is located on massive pied shaped lot in quiet cul-de-sac with grass easement behind, and playground, large park area & Community Orchards immediately to the west. Contact a REALTOR® today for more info or to view! This property won't last long on the market!



Built in 1991

## Essential Information

MLS® #	A2239959
Price	\$440,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,289
Acres	0.23
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

## Community Information

Address	6621 93a Street
Subdivision	Country Club Estates.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 1C3

## Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Faces Front, Outside
# of Garages	2

## Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Natural Woodwork, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Other
Lot Description	Backs on to Park/Green Space, Landscaped, Lawn, Many Trees, Pie Shaped Lot, See Remarks, Native Plants
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Wood

## Additional Information

Date Listed	July 23rd, 2025
Days on Market	4
Zoning	RG

## Listing Details

Listing Office	Royal LePage - The Realty Group
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