

# \$410,000 - 10202 99 Ave, La Crete

MLS® #A2240809

**\$410,000**

2 Bedroom, 2.00 Bathroom, 1,508 sqft  
Residential on 0.40 Acres

NONE, La Crete, Alberta

High-Potential Lot in the Heart of La Crete!  
Located in one of La Crete's most promising development areas, this oversized lot offers incredible potential in a booming rental market. Whether you're looking for a comfortable home with room to grow or planning your next multi-unit investment project, this property checks all the boxes. The lot features a 1508 sq ft home with an attached double garage, a 16x28 detached workshop, mature trees, and a garden spot—plenty of space for both play and possibilities. Inside, the home has seen many upgrades, including new flooring and a stylish, open-concept kitchen/living/dining area with pantry, island, and full appliance package. The main floor offers 2 bedrooms, a full bath, and convenient laundry. The basement is partially finished with several rooms and a flexible layout ready for your personal touch. Live in, rent out, or redevelop—opportunities like this don't come often. Call today for more info!

Built in 1978

## Essential Information

MLS® #	A2240809
Price	\$410,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,508



Acres	0.40
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	10202 99 Ave
Subdivision	NONE
City	La Crete
County	Mackenzie County
Province	Alberta
Postal Code	T0H2H0

### **Amenities**

Parking Spaces	8
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Kitchen Island, Laminate Counters, Pantry, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	Storage, Rain Gutters, RV Hookup
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Garden, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### **Additional Information**

Date Listed	July 17th, 2025
Days on Market	2

Zoning H-R1

## Listing Details

Listing Office RE/MAX Grande Prairie

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