$430,000 - 7610 Mission Heights Drive, Grande Prairie

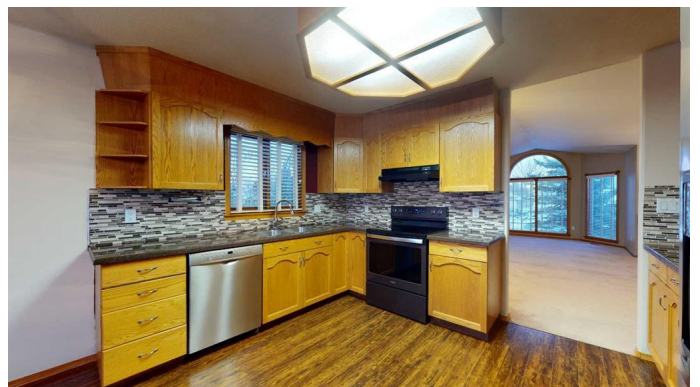**$430,000**

4 Bedroom, 3.00 Bathroom, 1,423 sqft
Residential on 0.13 Acres

Mission Heights., Grande Prairie, Alberta

Your life lives here! 4 bedroom, 3 bathroom, beautiful family home in the ever-popular 'Mission Heights' subdivision! Positioned on a corner lot with wonderful curb appeal, this fully developed bi-level is loaded up with features. Entertaining will be delightful in the upstairs living room with its gas fireplace, vaulted ceilings, huge windows, and formal dining room space. The kitchen has a wealth of cabinets, mosaic tile backsplash, pantry, access to deck, & daily dining area.
Main bathroom and 3 generously sized bedrooms are upstairs including the fantastic primary with walk-in closet plus ensuite of jetted tub & separate shower.

Downstairs has open layout & 9â€™ ceilings, oversized family room with gas fireplace & daylight windows, massive full bathroom with laundry within and additional storage room. Large bedroom has walk-in closet plus a spare closet. So much space for everyone! The kids can play, plus there's room for a pool or air hockey table and for others to just relax & enjoy time by the fireplace.

Before you know it, summer will be here and you and your guests will delight in time spent on the south west facing big back deck with privacy screens. The fenced yard has flower beds & trees, and there's also under deck storage, and drive thru shed with graveled pad. Double attached, heated garage- with storage cabinets, sink, and pegboard for tool organization- will keep the vehicles, tools & toys safe & sound and snow-free during the

bitter days of winter. Home is located along small cul de sac close to 4 schools, playgrounds, shopping, Eastlink Centre and so much more. ***Please note: Photos and 3D Tour are from when property was vacant. Currently tenant occupied with 24 hour notice required for showings. Lease ends April 30th, 2025. Rent is $2,450.00 and tenant pays all utilities. ***   Contact a REALTORÂ® today for more info or to view.

Built in 1994

Essential Information

MLS® #	A2163173
Price	$430,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,423
Acres	0.13
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	7610 Mission Heights Drive
Subdivision	Mission Heights.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 2G8

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Double Garage Attached

# of Garages	2

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Pantry, Jetted Tub, See Remarks
Appliances	Dishwasher, Refrigerator, Dryer, Electric Stove, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Family Room, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Front Yard, Landscaped, Lawn, Corner Lot, Few Trees, Irregular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 12th, 2025
Days on Market	2
Zoning	RG

Listing Details

Listing Office	Royal LePage - The Realty Group