

# \$420,000 - 83 Pinnacle Lake Drive, Grande Prairie

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MLS® #A2213819

**\$420,000**

5 Bedroom, 4.00 Bathroom, 1,568 sqft

Residential on 0.12 Acres

Pinnacle Ridge., Grande Prairie, Alberta

This family-friendly home is in a great location in the 'Pinnacle Ridge' subdivision close to shopping, restaurants, multiple schools, walking trails, Eastlink Centre, and easy access to Highway 40 and west end of the City of Grande Prairie, should you work in those areas. The fully developed, 2 storey has 5 bedrooms & 3.5 bathrooms, double attached garage, fenced yard and no rear neighbours. Large, tiled entry leads to the open layout on main level with living room and it's nice hardwood flooring & gas fireplace, kitchen with stainless steel appliances including range hood microwave, breakfast bar island and corner pantry plus there's a handy 2 piece bathroom and laundry area just off of the garage. Upstairs, there are 2 bedrooms and the primary bedroom with walk-in closet and 3 piece ensuite and the main bathroom completes the level.

Downstairs has family room, bathroom, and 2 bedrooms with no carpet. East facing backyard has lots of space for entertaining on the deck, or around the firepit area. \*\*\*Please note: property is sold as is, where is, at time of possession. No warranties or representations.\*\*\* Contact a REALTOR® today for more info or to book a viewing!

Built in 2006

## Essential Information

MLS® #

A2213819



Price	\$420,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,568
Acres	0.12
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	83 Pinnacle Lake Drive
Subdivision	Pinnacle Ridge.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 0A9

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Kitchen Island, Open Floorplan, Pantry, See Remarks, Walk-In Closet(s)
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

**Exterior**

Exterior Features	Other
Lot Description	Few Trees, Front Yard, Landscaped, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	April 24th, 2025
Days on Market	4
Zoning	RS

**Listing Details**

Listing Office	Royal LePage - The Realty Group
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