

\$599,900 - 10611 114a Street, Grande Prairie

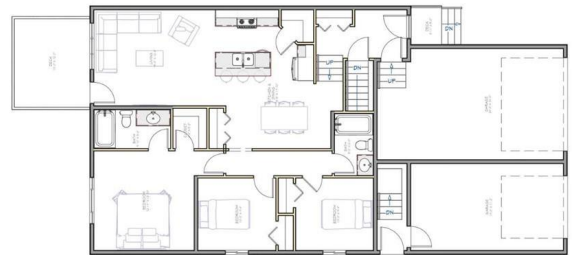
MLS® #A2197021

\$599,900

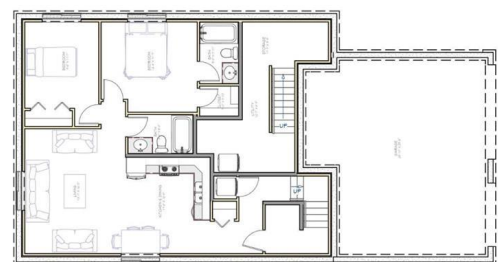
5 Bedroom, 4.00 Bathroom, 1,236 sqft
Residential on 0.10 Acres

Westgate., Grande Prairie, Alberta

Presenting The Imperial by Grande Built Homes, Job 227. Located in Westgate, this 1,236 sq. ft. new construction home offers the perfect combination of modern living and investment potential. Designed with a completely separate legal suite, this home provides flexibility for multi-generational living or rental income while maintaining shared ownership of utilities. Conveniently situated close to major amenities, including the Grande Prairie Hospital, Northwestern Polytechnic, and the airport, this home ensures effortless access to everything you need. The main level features a spacious open-concept layout, seamlessly connecting the kitchen, dining, and living areas—ideal for entertaining or everyday living. The kitchen is designed for both style and functionality, offering a center island, pantry, and ample storage. This floor includes three bedrooms and two bathrooms, with the primary suite boasting a private ensuite and walk-in closet. The attached 24'x14' garage adds convenience, while the laundry and storage area are located in a designated portion of the basement. A deck provides additional outdoor space to enjoy. The lower level offers a well-designed 2-bedroom, 2-bathroom legal suite, featuring an open-concept living space, full kitchen, and large windows that allow for plenty of natural light. One of the bedrooms includes a private ensuite, adding extra comfort. The suite also has its own in-suite laundry and an attached



MAIN FLOOR
THE CONTRACTOR OF THESE DRAWINGS IS HELD BY GRANDE BUILT HOMES LTD. ANY DUPLICATIONS ARE PROHIBITED.



FOUNDATION
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19.8â€™x11â€™ garage. With its prime location, thoughtful layout, and rental income potential, this brand-new home is a fantastic opportunity for homeowners and investors alike. Secure your future home today!

Built in 2025

Essential Information

MLS® #	A2197021
Price	\$599,900
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	1,236
Acres	0.10
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Bi-Level, Up/Down
Status	Active

Community Information

Address	10611 114a Street
Subdivision	Westgate.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8v6L7

Amenities

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s)
Appliances	None

Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Suite

Exterior

Exterior Features	Other
Lot Description	Back Yard, City Lot
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	February 25th, 2025
Days on Market	17
Zoning	RG

Listing Details

Listing Office	eXp Realty
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