\$1,300,000 - 70008 Twp Rd 720, Grande Prairie

MLS® #A2209635

\$1,300,000

1 Bedroom, 1.00 Bathroom, 3,528 sqft Residential on 10.00 Acres

NONE, Grande Prairie, Alberta

Visit REALTOR website for additional information. BEST OF BOTH WORLDS! Residential living while running your business from home on 10.1 acres in City limits, in prime location with great accessibility off Hwy 43 bypass. 8 min from the Airport,9 min to Costco. There is an infrastructure plan developed for this area to be Commercial Industrial. This property has huge opportunity potential for future development as it is presently taxed at RCRSA country residential with the understanding there will be no objection to rezoning to commercial if wanted. There are three acres currently taxed as Commercial and the remaining 7 acres are taxed as farmland.



Essential Information

MLS® # A2209635 Price \$1,300,000

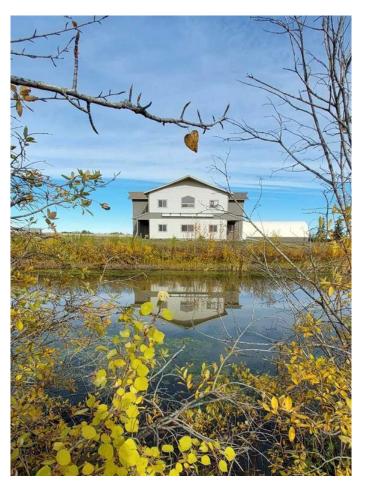
Bedrooms 1 Bathrooms 1.00

Full Baths 1

Square Footage 3,528 Acres 10.00 Year Built 2009

Type Residential Sub-Type Detached

Style 2 Storey, Acreage with Resid





Status Active

Community Information

Address 70008 Twp Rd 720

Subdivision NONE

Grande Prairie City Grande Prairie County

Province Alberta Postal Code T8X 4K4

Amenities

Parking Spaces 20

Parking Off Street, Parking Pad, Boat, Golf Cart Garage, RV Garage, Triple

Garage Detached

of Garages 3

Interior

Interior Features Chandelier, Double Vanity, No Smoking Home, Open Floorplan,

Separate Entrance, Soaking Tub

Appliances Built-In Electric Range, Built-In Oven, Microwave, Refrigerator, Built-In

Freezer

Boiler, Central, High Efficiency, In Floor, Forced Air, Combination, Heating

ENERGY STAR Qualified Equipment

Cooling Rough-In

Fireplaces None Basement None

Exterior

Exterior Features Storage

Corner Lot, Creek/River/Stream/Pond, Few Trees, Front Yard, Lawn, No. Lot Description

Neighbours Behind, Open Lot, Views, Farm

Roof Shingle

Construction Concrete, Wood Frame

Foundation **Poured Concrete**

Additional Information

Date Listed April 10th, 2025

Days on Market

8

Zoning **RCRSA**

Listing Details



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