

\$560,000 - #23, 8910 122 Avenue, Grande Prairie

MLS® #A2269647

\$560,000

3 Bedroom, 3.00 Bathroom, 1,361 sqft

Residential on 0.11 Acres

Crystal Lake Estates, Grande Prairie, Alberta

Discover refined living and modern peace of mind in this impeccably maintained home nestled in a sought-after adult-living complex (55+). From the moment you step inside, pride of ownership shines through every thoughtful upgrade and detail. Enjoy effortless entertaining in the bright, open-concept main living area—featuring updated stainless steel appliances, natural gas BBQ hookup on the composite deck, and a cozy gas fireplace with remote and fan for year-round comfort. The kitchen is as functional as it is stylish, boasting additional outlets, glass displays, wine rack & corner pantry. The master suite offers a peaceful retreat with a walk-in closet and a beautifully renovated ensuite, complete with a spacious walk-in shower. Two additional bedrooms on main floor, the versatile office provide plenty of flexibility. The fully finished basement invites relaxation with a rec room featuring a mounted TV, entertainment stand, and couch—all included. The professionally cleaned carpet looks and feels like new, and the luxurious jetted tub offers the perfect spot to unwind. The basement den offers a variety of options to build it into guest suite by adding french doors. Perfect space for live in caretaker, visitors or grandkid (18+). This home was designed for comfort and efficiency: triple-pane windows and R60 attic insulation, furnace & A/C only 9 years old (serviced annually), surge protection and independent heat/cooling operation, 50-gallon hot water tank (2025), reverse osmosis, water softener,



and humidifier, 2 sump pumps, including a backup watchdog system. Quality continues outside with 50-year shingles (installed 2 years ago), a new garage door lift and springs, resealed driveway and walkways, and updated entry doors. Window blinds and blackout shades add comfort and privacy throughout. This welcoming community offers gate access to walking trails and a vibrant social club, plus professionally maintained landscaping, snow removal and irrigation services. Move-in ready, beautifully upgraded, and thoughtfully cared for—this home offers everything you need for a relaxed, low-maintenance lifestyle in a friendly, secure adult community.

Built in 2003

Essential Information

MLS® #	A2269647
Price	\$560,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,361
Acres	0.11
Year Built	2003
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	#23, 8910 122 Avenue
Subdivision	Crystal Lake Estates
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 1P8

Amenities

Amenities	Other, Snow Removal, Trash, Visitor Parking
Parking Spaces	3
Parking	Double Garage Attached, Parking Pad
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, See Remarks, Storage, Sump Pump(s), Vinyl Windows
Appliances	See Remarks
Heating	High Efficiency, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Few Trees, Front Yard, Gentle Sloping, Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 7th, 2025
Days on Market	6
Zoning	RS

Listing Details

Listing Office	Grassroots Realty Group Ltd.
----------------	------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.