

# \$239,900 - 8504 90 Street, Grande Prairie

MLS® #A2236699

## \$239,900

3 Bedroom, 2.00 Bathroom, 1,215 sqft  
Residential on 0.10 Acres

MH - Creekside, Grande Prairie, Alberta

SUPER AFFORDABLE HOME with a Detached Double Car Garage for UNDER \$239,900! It is ready to welcome you inside to have a look for yourself. Owner-occupied and tasteful updates over the years with vinyl plank flooring, and laminate in the living areas. The vaulted ceiling in the spacious living room enhances the open, airy feel, while the modern kitchen impresses with upgraded cabinetry, newer stainless steel appliances, and a generous dining area. Perfect for family meals or entertaining with board game night. The XL primary suite features a walk-in closet and a full ensuite with a relaxing jetted soaker tub. Two additional bedrooms and a second full bath provide ample space for family or guests. This UNIQUE layout overcomes the cramped feel typical of many manufactured homes, offering both functionality and comfort. Outside, enjoy the 12x12 covered front deck and massive 18x18 rear deck, ideal for BBQs and relaxing evenings. Located on a rear alley lot with excellent access, this property includes a detached garage (new natural gas garage heater included - all ready plumbed just needs to be installed) and extra parking. Affordable homeownership in Creekside doesn't get better than this, act fast, this one won't last long. BOOK A SHOWING, START THE CAR & COME HAVE A LOOK!

Built in 2006

## Essential Information



MLS® #	A2236699
Price	\$239,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,215
Acres	0.10
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Modular Home
Status	Active

### Community Information

Address	8504 90 Street
Subdivision	MH - Creekside
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 0A8

### Amenities

Amenities	Playground, Trash, Visitor Parking
Parking Spaces	5
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Laminate Counters, Open Floorplan, Pantry, Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Other
Lot Description	City Lot, Irregular Lot, Landscaped, Lawn

Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Piling(s)

**Additional Information**

Date Listed	July 3rd, 2025
Days on Market	24
Zoning	MHC
HOA Fees	175
HOA Fees Freq.	MON

**Listing Details**

Listing Office	RE/MAX Grande Prairie
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