# \$304,900 - 9719 94 Avenue, Wembley

MLS® #A2233825

### \$304,900

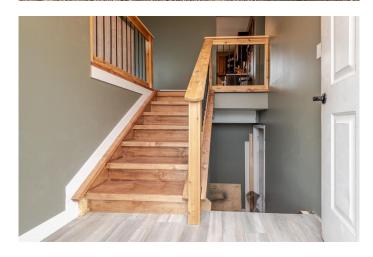
4 Bedroom, 2.00 Bathroom, 816 sqft Residential on 0.15 Acres

NONE, Wembley, Alberta

Welcome to the town of Wembley, just 10 minutes west of Grande Prairie. This bi-level home features 4 bedrooms, 2 full bathrooms and an impressive 13x35 workshop! The second you walk into this beautiful home you will notice the new wood stairs and railing. Additionally this home has recently been repainted, had the popcorn ceiling removed and has been started with new flooring. The flooring to finish the property has been purchased and will be left with the home for the buyers to complete. The kitchen space is a highlight for this home featuring redone cabinets, newer appliances and a perfect spot for a coffee bar. This property has been regraded, landscaped and has a new back deck with a dog run. Wembley has so much to offer as a community. There are schools within walking distance, a grocery store, parks, a splash park, walking trails, pharmacy, post office, gas station, hockey rink and so much more. Book your showing today with your Realtor of choice and see the value in not only this home but also in the workshop!







Built in 1979

#### **Essential Information**

MLS® # A2233825 Price \$304,900

Bedrooms 4
Bathrooms 2.00

Full Baths 2

Square Footage 816

Acres 0.15

Year Built 1979

Type Residential

Sub-Type Detached

Style Bi-Level

Status Active

# **Community Information**

Address 9719 94 Avenue

Subdivision NONE

City Wembley

County Grande Prairie No. 1, County of

Province Alberta

Postal Code T0H 3S0

#### **Amenities**

Parking Spaces 4

Parking Parking Pad

#### Interior

Interior Features No Smoking Home

Appliances Dishwasher, Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air

Cooling None

Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features Dog Run

Lot Description Back Lane, Dog Run Fenced In

Roof Asphalt Shingle

Construction Aluminum Siding

Foundation Wood

## **Additional Information**

Date Listed June 23rd, 2025

Days on Market 37

Zoning RES

# **Listing Details**

Listing Office Grassroots Realty Group Ltd.

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