

# \$469,900 - 12626 103a Street, Grande Prairie

MLS® #A2249628

**\$469,900**

4 Bedroom, 4.00 Bathroom, 1,703 sqft

Residential on 0.11 Acres

Northridge., Grande Prairie, Alberta

Welcome to this 1,703 sq. ft. two-storey home in the desirable Northridge neighbourhood. Featuring a modern open-concept layout, the main floor has a spacious entryway, living room with gas fire place directly connected to the kitchen & dining area making it perfect for hosting. The kitchen is equipped with all white cabinets, stainless steel appliances, large island overlooking the dining area, and a massive walk-thru pantry to your main floor laundry & 22x24 garage access. Upstairs you'll find 3 spacious bedrooms, including the primary suite with a walk-in closet and a 4-piece ensuite complete with a relaxing soaker tub. A bonus room on the upper level provides the perfect space for family movie nights. The fully developed basement adds a 4th bedroom and additional living area with cozy gas fireplace. The west-facing backyard brings in plenty of natural light and is perfect for evening sunsets. Close to schools, parks, and convenient north end amenities, this home is move-in ready and waiting for its new owners.

Built in 2012

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2249628  |
| Price     | \$469,900 |
| Bedrooms  | 4         |
| Bathrooms | 4.00      |



|                |             |
|----------------|-------------|
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,703       |
| Acres          | 0.11        |
| Year Built     | 2012        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 12626 103a Street |
| Subdivision | Northridge.       |
| City        | Grande Prairie    |
| County      | Grande Prairie    |
| Province    | Alberta           |
| Postal Code | T8V 2R5           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Kitchen Island, Laminate Counters, Open Floorplan, Pantry, Sump Pump(s), Tankless Hot Water, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer                                                                           |
| Heating           | Forced Air, Natural Gas                                                                                                           |
| Cooling           | None                                                                                                                              |
| Fireplace         | Yes                                                                                                                               |
| # of Fireplaces   | 2                                                                                                                                 |
| Fireplaces        | Basement, Gas, Living Room                                                                                                        |
| Has Basement      | Yes                                                                                                                               |
| Basement          | Finished, Full                                                                                                                    |

### Exterior

|                   |                                   |
|-------------------|-----------------------------------|
| Exterior Features | Private Yard                      |
| Lot Description   | Back Yard, Front Yard, Landscaped |
| Roof              | Asphalt Shingle                   |

|              |                                 |
|--------------|---------------------------------|
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete                 |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 20th, 2025 |
| Days on Market | 20                |
| Zoning         | RG                |

**Listing Details**

|                |                                 |
|----------------|---------------------------------|
| Listing Office | Royal LePage - The Realty Group |
|----------------|---------------------------------|

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