

\$349,900 - 209, 9919 99 Avenue, Grande Prairie

MLS® #A2262898

\$349,900

2 Bedroom, 2.00 Bathroom, 1,096 sqft

Residential on 0.00 Acres

Central Business District., Grande Prairie, Alberta

Downtown Condominium Living at its Finest! Experience Market Manor - comfort, convenience, and class in this beautifully designed 2 bedroom, 2 bathroom condominium located right in the heart of Grande Prairie. Perfect for professionals, couples, or small families looking for a modern urban lifestyle. It is close to everything - shopping, restaurants, library, healthcare, recreation & other professional services. Spacious and open design in this unique fully renovated condominium. Enjoy quality hardwood and tile flooring, lovely kitchen with white cabinets and granite counters, new windows just installed, the master bedroom has a private ensuite and walk in closet, separate laundry room with storage, and Air Conditioning for warmer days. Designed in the middle of this concrete building is a large atrium common area with high ceilings with skylights that offer tons of natural light; it is a wonderful space to gather for social events to enjoy your friends & family or just have a walk around in the colder months. This is a secure, well-maintained building with many recent upgrades and heated underground assigned parking. There is a car wash by in the underground heated parking and the entrance ramp is heated so no ice accumulates. The monthly condominium fee is \$588.33 and includes heat, water, sewer, garbage & recycling, interior & exterior maintenance of common areas, professional management,



building insurance & reserve fund
contributions. This is an extremely nice unit!
Take a look today!

Built in 1995

Essential Information

MLS® #	A2262898
Price	\$349,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,096
Acres	0.00
Year Built	1995
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	209, 9919 99 Avenue
Subdivision	Central Business District.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 4L9

Amenities

Amenities	Elevator(s), Party Room, Secured Parking, Recreation Room
Utilities	Cable Connected, Electricity Connected, Garbage Collection, Natural Gas Connected, Phone Available, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	1
Parking	Heated Garage, Underground, Assigned, Heated Driveway
# of Garages	1

Interior

Interior Features	Breakfast Bar, Closet Organizers, Elevator, Granite Counters, Open
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	Floorplan, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garburator, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings, Trash Compactor
Heating	Boiler, Forced Air, Heat Pump, Natural Gas, Hot Water
Cooling	Central Air
# of Stories	4

Exterior

Exterior Features	Balcony
Roof	Metal
Construction	Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	October 13th, 2025
Days on Market	5
Zoning	CC

Listing Details

Listing Office	Century 21 Grande Prairie Realty Inc.
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