

\$295,000 - 13006 93 Street, Grande Prairie

MLS® #A2264253

\$295,000

3 Bedroom, 2.00 Bathroom, 856 sqft

Residential on 0.07 Acres

Lakeland., Grande Prairie, Alberta

Tucked away on a quiet cul-de-sac near Crystal Lake, this well-kept home is steps from Maude Clifford School and close to walking trails, parks, and other great amenities. The main level offers two bedrooms, a full bathroom, and a bright, open-concept living area. Downstairs features a separate one-bedroom suite, providing excellent potential for rental income, guests, or multi-generational living. Located in a family-friendly area known for its sense of community and convenient access to schools and recreation, this property is an ideal fit for first-time home buyers, downsizers, or investors.

Built in 2003

Essential Information

MLS® #	A2264253
Price	\$295,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	856
Acres	0.07
Year Built	2003
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active



Community Information

Address	13006 93 Street
Subdivision	Lakeland.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X1S5

Amenities

Parking Spaces	4
Parking	Parking Pad

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Interior Lot, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 15th, 2025
Days on Market	18
Zoning	RS

Listing Details

Listing Office	Real Broker
----------------	-------------

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.