

# \$815,000 - 3104 111 Street, Rural Grande Prairie No. 1, County of

MLS® #A2219723

**\$815,000**

6 Bedroom, 3.00 Bathroom, 1,525 sqft  
Residential on 2.53 Acres

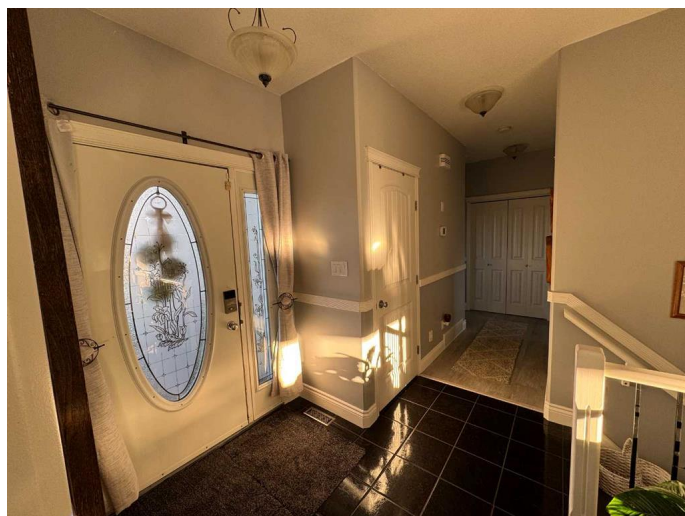
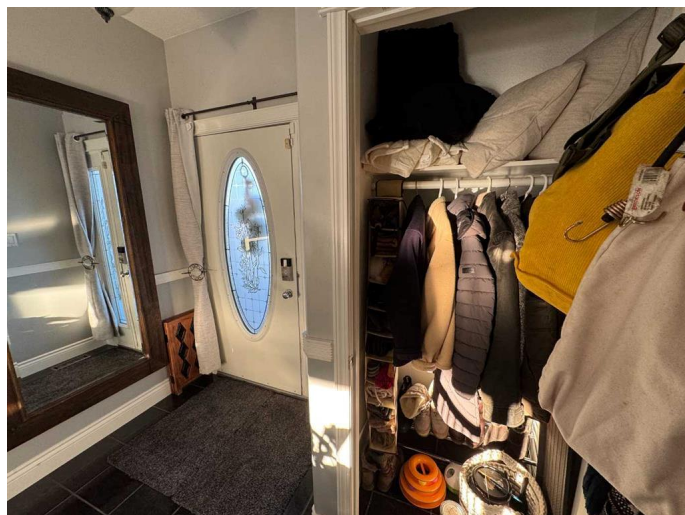
Sunrise Estates., Rural Grande Prairie No. 1,  
County of, Alberta

15 min from downtown GP, Bungalow, 2.5 Acres, CR5 zoning, City Water installed 2024\*\*\*Fully developed, landscaped, fenced\*\*\*Open concept\*\*\*Immaculate condition\*\*\*Massive west facing deck, with patio underneath\*\*\*Main floor laundry\*\*\*Walkout basement, plumbing installed for a wet bar or suite\*\*\*3 beds 2 baths main level, 3 beds 1 bath basement\*\*\*Gas fireplace living room, wood stove basement\*\*\*Many windows on both levels for natural light\*\*\*Fibre internet\*\*\*New septic mound four years ago\*\*\*Gate on both sides of the house to the yard, plus a sliding gate for parking an RV\*\*\*Upgrades 2025: New Refrigerator, Dishwasher, 2024: New Furnace, 2022: Hot Water Tank\*\*\*Negotiable items include: most furniture (see virtual walkthrough), two TVs, snowblower, electric snow shovel, seacan, tractor, zero turn mower, cinderblocks, ladder, gas powered pump, air compressor

Built in 2006

## Essential Information

MLS® #	A2219723
Price	\$815,000
Bedrooms	6
Bathrooms	3.00



Full Baths	3
Square Footage	1,525
Acres	2.53
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### Community Information

Address	3104 111 Street
Subdivision	Sunrise Estates.
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8W5B5

### Amenities

Parking	Gravel Driveway, Heated Garage, Parking Pad, RV Access/Parking, Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Closet Organizers, Double Vanity, Jetted Tub, Open Floorplan, Quartz Counters, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room, Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Barbecue, Fire Pit, Lighting
Lot Description	Few Trees, Front Yard, Landscaped, Lawn, No Neighbours Behind

Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 9th, 2025
Days on Market	3
Zoning	CR-5

**Listing Details**

Listing Office	Sutton Group Grande Prairie Professionals
----------------	---

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.