

\$339,900 - 216, 12330 102 Street, Grande Prairie

MLS® #A2239690

\$339,900

2 Bedroom, 2.00 Bathroom, 1,013 sqft
Residential on 0.00 Acres

Northridge., Grande Prairie, Alberta

**MODERNIZED CORNER CONDO WITH
SMART UPGRADES, STYLISH FINISHES &
EXCEPTIONAL DESIGN!**

This beautifully enhanced 2 bedroom, 2 full bathroom second-floor suite is located in Inverness Estates, Grande Prairie's premium concrete and steel condo development known for its superior soundproofing, fire safety, and long-term durability. Positioned on a corner, this unit enjoys extra natural light, oversized windows, and northeast exposure, creating a bright and peaceful living space with enhanced privacy.

The heart of the home features a custom-cut kitchen counter designed with both function and flexibility in mind. The extended overhang easily accommodates stools, making it perfect as an eat-in space no need for a separate dining table if you prefer an open, casual lifestyle. The adjoining living area features warm honey-coloured brand-new vinyl plank flooring, combining comfort with style and easy maintenance.

Step into a home loaded with modern smart-home features designed to enhance your daily routine. Both bathrooms include elegant black fixtures, heated anti-fog LED mirrors with soft beauty lighting, and Bluetooth-integrated lighting systems with built-in speakers, allowing you to stream music or podcasts while you get ready.



Color-changing smart LED lighting has been installed throughout the unit, allowing full mood control from your phone or smart device.

As you move down the hallway, you'll find a well-appointed 4-piece bathroom, a laundry room with stacked washer/dryer, and a dedicated storage area—offering practical convenience for daily living. Just past that, you™ll reach the spacious secondary bedroom, perfect for guests, a child, or a home office. At the end of the hall, the primary bedroom is tucked privately into the corner of the unit, offering a quiet retreat with a walk-in closet and private 4-piece ensuite.

Enjoy the outdoors on your covered balcony, equipped with a natural gas hookup—perfect for grilling or relaxing on summer evenings.

Residents of Inverness Estates enjoy a long list of amenities, including:

- * Fully equipped fitness center — included in your condo fees
- * Bookable event room for parties, meetings, or social gatherings
- * Guest suite for overnight visitors — just \$75/night, additional nights \$50
- * Professionally managed condo board with heat, water, building insurance, snow removal, and amenity access all included
- * Private storage locker included in condo fees for this unit
- * Underground parking stall included with a separate title and part of the purchase price — no need to pay extra

Located in Northridge, one of Grande Prairie™s most walkable and desirable communities—just minutes from the new Grande Prairie Regional Hospital, major shopping, restaurants, medical clinics, parks, and public transit.

Built in 2007

Essential Information

MLS® #	A2239690
Price	\$339,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,013
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	216, 12330 102 Street
Subdivision	Northridge.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 0N4

Amenities

Amenities	Elevator(s), Fitness Center, Guest Suite, Parking, Recreation Facilities, Recreation Room, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall, Underground, Electric Gate
# of Garages	1

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), No Animal Home, No Smoking Home, Storage
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer Stacked
Heating	Hot Water
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	July 14th, 2025
Days on Market	21
Zoning	low density residential
HOA Fees	593
HOA Fees Freq.	MON

Listing Details

Listing Office	Real Broker
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