

# \$549,900 - 8518 87a Street, Grande Prairie

MLS® #A2194969

**\$549,900**

3 Bedroom, 3.00 Bathroom, 1,755 sqft  
Residential on 0.12 Acres

Fieldbrook, Grande Prairie, Alberta

Dirham Homes Job #2412 - The Olivia - Step into luxury with this stunning brand new 2 storey home, featuring RV parking, 3 spacious bedrooms, 2.5 bathrooms, and a thoughtfully designed layout that blends style and functionality. The main floor boasts an open concept living space, perfect for family gatherings or entertaining. The modern kitchen features sleek quartz countertops, ample storage with a walk in pantry, and lovely two toned cabinetry flowing seamlessly into the bright dining and living areas complete with a feature fireplace. A convenient half bath on the main floor adds extra comfort for guests. Upstairs, you'll find all three bedrooms, including a primary with luxurious 5pc ensuite bathroom. A bonus room offers additional space for a media room, home office, or play area—providing endless possibilities for use. The upstairs laundry makes everyday chores easy and convenient, with all bedrooms and living spaces thoughtfully placed on one level. This home offers modern living with all the features you need for comfort and style. Located in Fieldbrook, you are close to schools, shopping and other amenities. Make this incredible new home yours today!

Built in 2025

## Essential Information

MLS® #	A2194969
Price	\$549,900



The OLIVIA URBAN SERIES  
1,755 sq. ft.

main floor | 745 sq. ft.

second floor | 1,010 sq. ft.



Front Elevation

THIS PLAN IS AN ILLUSTRATION AND MAY VARY FROM THE ACTUAL CONSTRUCTION DRAWINGS. DETAILS OF ACTUAL HOUSE TO BE CONFIRMED WITH SCHEDULE A'S, CLIENT SELECTION FORMS AND CONSTRUCTION DRAWINGS. THIS PLAN IS PROPERTY OF DIRHAM HOMES, INC. ALL RIGHTS RESERVED. INCLUDING THE RIGHT OF REPRODUCTION IN WHOLE OR IN PART, IN ANY FORM, WITHOUT THE WRITTEN PERMISSION OF DIRHAM HOMES.

Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,755
Acres	0.12
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	8518 87a Street
Subdivision	Fieldbrook
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 0R6

### Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, RV Access/Parking
# of Garages	2

### Interior

Interior Features	Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	None
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

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

**Additional Information**

Date Listed	February 13th, 2025
Days on Market	65
Zoning	RS

**Listing Details**

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------



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.