TheresaCallioux
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8822 87 Avenue
Grande Prairie, Alberta

MLS # A2142064

$499,900

Division:	Riverstone
Type:	Residential/House
Style:	2 Storey

Size:	2,045 sq.ft.	**Age:**	2013 (11 yrs old)
Beds:	3	**Baths:**	3 full / 1 half

Garage:	Double Garage Attached
Lot Size:	0.09 Acre
Lot Feat:	Back Yard, City Lot, Front Yard, Low Maintenance Landscape, Interior Lot, La

Heating:	Forced Air		**Water:**	-
Floors:	Carpet, Hardwood, Tile		**Sewer:**	-
Roof:	Asphalt Shingle		**Condo Fee:**	-
Basement:	Finished, Full		**LLD:**	-
Exterior:	Vinyl Siding		**Zoning:**	RS
Foundation:	Poured Concrete		**Utilities:**	-

Features: Double Vanity, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, See Remarks, Storage

Inclusions: Refrigerator, Stove, Dishwasher, Microwave, Washer, Dryer, Window Coverings, Garage Door Opener & Controls

Gorgeous fully developed 2 storey home with bonus room and upper level laundry across the street from a beautiful green space and children's park in Riverstone! This 2045 sq.ft Gordey built home is sure to check all the boxes in your upcoming home search. Located on a quiet side street and just 1 block from Riverstone school this is the perfect family area to call home. Spacious front entry greets you with feature staircase and 1/2 bath just off the oversized back mudroom leading to the 24'x26' heated garage. Open concept main floor features beautiful cabinetry, center island, granite countertops, corner pantry and oversized dining nook. Fireplace and side framing windows create an inviting rear living room perfect for entertaining. Backyard is fully fenced and landscaped with lower patio and included shed. Upstairs features large bonus room/flex space, 2nd/3rd bedrooms with main bath, huge upper-level laundry room and gorgeous primary bedroom with walk-in closet and spa-like ensuite with dbl vanities, separte shower and soaker tub. Basement is full developed as open rec-room space and 3rd full bath (4th bedroom could easily be added). This home is the total pkg with a fabulous family location, call today!