



GRASSROOTS

REALTY GROUP

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**8862 60 Avenue
Grande Prairie, Alberta**

MLS # A2290801



\$614,900

Division:	Summerside		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,848 sq.ft.	Age:	2021 (5 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Aggregate, Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Lawn, See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	RG
Foundation:	ICF Block	Utilities:	-

Features: Built-in Features, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s)

Inclusions: Garage Heater

Elegant home that is like no other in Grande Prairie, that boasts modern and cozy vibes like never seen before! This fully developed home is situated in the quiet & newest phase of Summerside which is surrounded by prestige only homes. As you enter this home you will admire the brightness this home boasts with huge ceilings and numerous windows beaming natural light in the living room. Main floor consists of the open concept floor plan everyone adores between the kitchen,dining, and living room. Living room is complimented by gas fire place with stunning feature wall. Kitchen hosts quartz counter tops with ample cabinet space and a butler pantry. Laundry room is located on main floor with a sink and a half bath leading into the fully finished heated double car garage. Upstairs is made up of the luxurious master bedroom with walk in closet and 5 piece en-suite , 2 more bedrooms, and another full bathroom with tiled shower. Let's make our way down to the finished basement where you will find a large family or potential theatre room, bedroom , storage/utility room, and full bathroom with tiled shower. This home has fully fenced yard with no neighbor currently to the east. Exposed aggregate driveway with combination of hardy board and stucco on the exterior this home will be sure to please.***Photos From When Vacant - All Appliances , Garage Heater, Landscaping, And Fencing Completed***