



**5 Caribou Close  
High Level, Alberta**

**MLS # A2308264**



**\$579,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	2,422 sq.ft.	<b>Age:</b>	2000 (26 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Concrete Driveway, Double Garage Attached, Golf Cart Garage		
<b>Lot Size:</b>	0.46 Acre		
<b>Lot Feat:</b>	Back Yard, Backs on to Park/Green Space, City Lot, Cleared, Cul-De-Sac, Irr		

<b>Heating:</b>	Boiler, In Floor, Fireplace(s), Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Cork, Hardwood, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Stucco	<b>Zoning:</b>	R-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, French Door, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub, Vaulted Ceiling(s)		
<b>Inclusions:</b>	None		

ONE OF A KIND....This Executive Style Home was custom built in 2000 and must be seen!! This Bungalow is located in a very desirable area of High Level offering over 2400 Sq. Ft. of living space and is loaded with many bells & whistles. When you make your way through the front doors, be prepared to be "WOWED". The oversized foyer is where you start your venture through this "Magnificent Home". To your right you are welcomed by a bright office/family room area, across the hall is the sunken living room complete with a wood burning Fireplace. The kitchen is loaded with custom designed Maple Cabinetry and Quartz counter tops. There are 2 bedrooms & 1- 4 piece bathroom on one end of the home and a huge Master Bedroom, spacious closet space, (every women's dream), with a 4 piece ensuite that is situated at the opposite end of the home. Just off this fabulous space is a set of garden doors leading covered sitting area or perhaps your very own private Hot Tub area. This offers a combination of ceramic, hardwood, cork and vinyl plank flooring. The main floor laundry is on your way to the attached 2+ car heated garage. There is also an additional set of garden doors off the dining area that leads to the covered sitting area. What a great space to enjoy your morning coffee. This home has in-floor heat throughout including the garage. All this come complete with it's own RV Hook-up and walking trails only a step away. Imagine to find all this nestled on an oversized town lot in a welcoming, family orientated community.... Don't let this opportunity pass you by.