



**178 Pinnacle Drive
Grande Prairie, Alberta**

MLS # A2309885



\$355,000

Division:	Pinnacle Ridge		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,119 sq.ft.	Age:	2005 (21 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: Dishwasher, Electric Stove, Refrigerator, Washer/Dryer

This beautifully maintained 4 bedroom, 2.5 bathroom home offers the perfect combination of style, space, and location. Situated close to schools, parks, and everyday amenities, this bungalow is ideal for families, professionals, or anyone looking for a move-in ready home in such a family friendly neighborhood. The main floor welcomes you with a bright open feel, modern flooring, cozy living spaces, and plenty of natural light. The functional layout makes everyday living easy while still offering great entertaining space. The fully developed basement adds a huge bonus with an oversized family room and plenty of room for a games area, home office, gym, or additional entertaining space. Every part of this home shows pride of ownership and has been exceptionally cared for. Book your showing today!