



10801 104 Street  
High Level, Alberta

MLS # A2323792



**\$339,900**

|                  |   |               |                   |
|------------------|---|---------------|-------------------|
| <b>Division:</b> | NONE                                    |               |                   |
| <b>Type:</b>     | Residential/House                       |               |                   |
| <b>Style:</b>    | Bungalow                                |               |                   |
| <b>Size:</b>     | 1,260 sq.ft.                            | <b>Age:</b>   | 1991 (35 yrs old) |
| <b>Beds:</b>     | 4                                       | <b>Baths:</b> | 3                 |
| <b>Garage:</b>   | Double Garage Attached                  |               |                   |
| <b>Lot Size:</b> | 0.14 Acre                               |               |                   |
| <b>Lot Feat:</b> | Back Yard, Front Yard, Landscaped, Lawn |               |                   |

|                    |                                       |                   |             |
|--------------------|---------------------------------------|-------------------|-------------|
| <b>Heating:</b>    | Fireplace(s), Forced Air, Natural Gas | <b>Water:</b>     | -           |
| <b>Floors:</b>     | Hardwood, Linoleum                    | <b>Sewer:</b>     | -           |
| <b>Roof:</b>       | Asphalt Shingle                       | <b>Condo Fee:</b> | -           |
| <b>Basement:</b>   | Full                                  | <b>LLD:</b>       | -           |
| <b>Exterior:</b>   | Vinyl Siding                          | <b>Zoning:</b>    | Residential |
| <b>Foundation:</b> | Wood                                  | <b>Utilities:</b> | -           |
| <b>Features:</b>   | Ceiling Fan(s), Central Vacuum        |                   |             |

**Inclusions:** na

Located in one of High Level's most desirable family neighborhoods sits this beautiful 4 bedroom, 3 bath home. Walking through the front door, the first thing you will notice is the beautiful wood burning fireplace and stunning hardwood floors. walking into the kitchen, you see an abundance of oak cabinets, laminate counter tops and garden door to the back yard. 2 good sized bedrooms for your children and a primary bedroom that features a walk in closet and very well addressed ensuite. The "creme de la creme" of the main floor has got to be the stunning main bath with a gorgeous free standing tub, shower and absolutely STUNNING tile work. Just off the side of the front entrance is the laundry leading down to the lower level. Here you have a very good sized bedroom, a 3 piece bath and oversized family room. The back yard is fully fenced and the large trees create a calming private retreat.