



GRASSROOTS
REALTY GROUP

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9105 95 Avenue
Lac La Biche, Alberta

MLS # A2342567



\$342,000

Division:	Lac La Biche		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,639 sq.ft.	Age:	1988 (38 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Irregular Lot		

Heating:	Central	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	Residential
Foundation:	Poured Concrete	Utilities:	-
Features:	Jetted Tub, Open Floorplan		

Inclusions: na

Room for the whole family and plenty of space to make it your own! This 5 bedroom, 3 bathroom home offers 3 bedrooms and 2 bathrooms upstairs, with 2 additional bedrooms and a bathroom downstairs. The heart of the home is made for gathering, whether you're curling up in front of the wood burning fireplace in the family room or gathering around the kitchen island for family dinners and good conversation. The partially finished basement adds even more room to spread out, with space for a family room, home office, playroom, gym, or whatever works best for your family. Outside, enjoy a fenced yard and covered deck, giving you a great spot to relax, entertain, and enjoy the outdoors. The double garage provides plenty of room for vehicles, storage, and all the extras that come with family life. Located close to schools, parks, and recreation, this home offers a great combination of space, convenience, and opportunity. The finishing touches are yours to add, creating a home that works for your family and your lifestyle.