



GRASSROOTS
REALTY GROUP

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4934 93 Street
Wedgewood, Alberta

MLS # A2347366



\$799,900

Division:	Wedgewood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,476 sq.ft.	Age:	1990 (36 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.19 Acre		
Lot Feat:	Backs on to Park/Green Space		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Cedar Shake	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	RR1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: WINDOW COVERINGS

Beautiful Wedgewood Bungalow Backing onto Green Space! If you've been searching for a beautiful bungalow in one of Grande Prairie's most desirable neighbourhoods, this fantastic Wedgewood home is one you won't want to miss! Offering 1,476 sq. ft. of thoughtfully designed main-floor living, this home features 3 bedrooms, 2 bathrooms, a renovated kitchen, and a beautiful backyard backing onto open green space and a park. The main level welcomes you with a spacious great room featuring a stunning wood-burning fireplace, surrounded by an impressive brick surround extending all the way to the ceiling. The bright kitchen, renovated in 2024, is complemented by new main-floor flooring, also completed in 2024. The kitchen boasts a lovely island with raised eating bar, granite countertops and stylish tiled backsplash. There is a fantastic pantry closet with built-in shelving for great storage, and a sunny breakfast area surrounded by windows, creating a bright and inviting space to make your morning coffee. Patio doors lead to a huge deck and a beautiful backyard, offering plenty of room to relax, entertain, and enjoy the outdoors. The basement has been developed with a cozy family room, large bedroom and updated spacious 4pce bathroom. There is also an unfinished flex room, laundry room, as well as plenty of great storage space for all your seasonal and extra items. Recent updates include: New kitchen (2024) New main-floor flooring (2024) Air conditioning (2025) Enjoy the added appeal of backing onto open green space and a park, with no neighbours directly behind you! Wedgewood location, bungalow living, modern updates, and a beautiful private backyard — this home has so much to offer!