

**8426 102 Avenue**  
**Grande Prairie, Alberta**

**MLS # A2187311**



**\$424,500**

<b>Division:</b>	Crystal Landing		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	1,147 sq.ft.	<b>Age:</b>	2025 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Parking Pad		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	City Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone, Vinyl Siding	<b>Zoning:</b>	RS
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters		

**Inclusions:** \$5000 APPLIANCE ALLOWANCE & 12x10 DECK | ALBERTA NEW HOME WARRANTY - 1 Year Builders Warranty, 10 Year New Home

Welcome to this brand-new under-construction home in the sought-after Crystal Landing neighborhood! This stunning 4-Split Level home is designed to reflect your unique style, featuring an open-concept main floor with a spacious kitchen boasting luxurious quartz countertops, abundant storage, and seamless flow. The planned layout includes three bedrooms, two bathrooms, and a conveniently located laundry area for everyday ease. The primary suite offers a private retreat with a walk-in closet and elegant ensuite. With an unfinished basement providing endless possibilities and the option to add a detached double garage, this home is as versatile as it is beautiful. Contact us today to make this dream home yours!