

8857 85A Avenue
Grande Prairie, Alberta

MLS # A2205325



\$499,900

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|------------------|---------------------------------|---------------|------------------|
| Division: | Riverstone | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,372 sq.ft. | Age: | 2017 (8 yrs old) |
| Beds: | 4 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.12 Acre | | |
| Lot Feat: | Back Yard, No Neighbours Behind | | |

| | | | |
|--------------------|------------------------|-------------------|----|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Hardwood, Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full, Unfinished | LLD: | - |
| Exterior: | Stone, Vinyl Siding | Zoning: | RS |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | See Remarks | | |

Inclusions: N/A

This stunning 2,372 sq. ft. home offers immaculate living space and exceptional curb appeal. Step inside to a spacious foyer leading to gorgeous hardwood floors and a beautifully designed kitchen featuring rich cabinetry with crown molding, granite countertops, and two sinks! The open-concept dining area seamlessly connects to a cozy family room with a striking stone fireplace and garden doors opening to landscaped backyard, plus, no rear neighbors for added privacy. Enjoy the comfort of Ply Gem triple-pane windows, four generously sized bedrooms, and 2.5 bathrooms, including a luxurious ensuite with double sinks and a stylish main-floor powder room. Schedule your showing today!