



4647 93 Street
County of Grande Prairie, Alberta



\$649,900

Division:	Wedgewood		
Type:	House		
Style:	2 Storey		
Size:	2,400 sq.ft.	Age:	2009 (9 yrs old)
Beds:	4 up / 2 down	Baths:	3 full / 1 half
Possession:	Immediate		
Garage:	Attached		
Driveway:	Concrete, Exposed Aggregate		

Heating:	Forced Air, Natural Gas, High Efficiency, Hot Water, In-Floor	Water:	Municipal
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	-	Taxes:	\$ 4,389
Basement:	Full	Condo Fee:	-
Exterior:	Vinyl	Lot Fee:	-
Land:	Cleared, Wooded/Treed	Maintenance Fee:	-
Features:	Deck, Ensuite, Gas Fireplace, See Remarks		

Inclusions: fridge, stove, dishwasher, washer, dryer, upright freezer, in wall ovens, OTR Microwave, bar fridge, A/C unit



BACKING ON GREENSPACE IN WEDGEWOOD! OPULENT 2 Story fully developed home with over 2400 sqft of living space! Walking into this home you are greeted with a SPIRAL Cherrywood staircase. The main floor features are the SPACIOUS kitchen with high end appliances, QUARTZ countertops, custom HICKORY cabinetry w under cab lights, walk in pantry, formal dining room, living room with gas fireplace finished with stone and mantle, den, main floor laundry room with cabinets to fold all your laundry and half bath, main level flooring is imported AFRICAN TIGER WOOD and Tile. Upstairs features 4 bedrooms, master suite with gas fireplace, huge ensuite, jetted tub, walk in shower, toilet room, walk in closet, hers and his sinks! Basement fully finished with 10 ft ceiling, 2 bedrooms, bathroom and huge living room/rec room and access outside. Yard is fully landscaped. Home is equipped with A/C! Book your showing today!