



GRASSROOTS
REALTY GROUP

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10124 99A Avenue
Wembley, Alberta

MLS # A2215156



\$339,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,000 sq.ft.	Age:	1979 (46 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached, RV Access/Parking		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air, Natural Gas
Floors:	Vinyl Plank
Roof:	Metal
Basement:	Finished, Full
Exterior:	Other, Stucco
Foundation:	Poured Concrete
Features:	Closet Organizers

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	15-71-8-W6
Zoning:	RG
Utilities:	-

Inclusions: Basement fridge

Step into stylish, TURNKEY LIVING with this BEAUTIFULLY UPDATED 4-bedroom, 2-bathroom bungalow located in the welcoming community of Wembley. Thoughtfully renovated this home blends contemporary design with everyday functionality—perfect for families or anyone looking for a fresh start in a quiet, friendly neighborhood. Inside, you’ll find a BRIGHT AND AIRY OPEN - CONCEPT LAYOUT, featuring new vinyl plank flooring, fresh paint throughout, modern light fixtures, updated trim and doors, and completely renovated kitchen and bathrooms. THE KITCHEN is a standout, featuring sleek white cabinetry, floating shelves, stainless steel appliances, and plenty of storage—ideal for home chefs and entertainers alike. The adjoining living and dining area is flooded with natural light thanks to a large south-facing picture window, creating a warm and inviting space for everyday living. THE MAIN FLOOR includes a stylishly updated full bathroom, the primary bedroom, and two additional bedrooms, plus a charming front entry with a custom wood bench and shiplap feature wall for a modern farmhouse touch. DOWNSTAIRS THE FULLY DEVELOPED lower level boasts a massive 16’x38’ family room complete with a cozy fireplace feature wall and accent lighting—perfect for movie nights or hosting guests. You’ll also find the fourth bedroom, another full bathroom, and a spacious laundry/storage room. Outside, enjoy a HEATED DOUBLE DETACHED GARAGE with updated power and gas service, exposed aggregate patio for outdoor dining, RV PARKING, and a fenced yard with double gate access—ideal for storing recreational vehicles or extra toys. The home and garage also feature a newer roof and new hot water tank for peace of mind. All the work is done—just move in and enjoy!

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