



GRASSROOTS
REALTY GROUP

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8205 121 Street
Grande Prairie, Alberta

MLS # A2243736



\$790,000

Division:	Kensington		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,351 sq.ft.	Age:	2022 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Triple Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Backs on to Park/Green Space, Creek/River/Stream/Pond, Landscaped, No N		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Fiberglass, Metal	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Mixed	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-

Features: Bookcases, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Stone Counters, Walk-In Closet(s)

Inclusions: n/a

Introducing "The Peyton" by Grande Built Homes—a true show home masterpiece in Grande Prairie, thoughtfully designed with unmatched elegance from top to bottom. The stunning exterior seamlessly blends brick, board-and-batten siding, charming round windows, and stylish tin roofing, instantly capturing your attention. An oversized triple garage with impressive 15-foot ceilings adds both practicality and grandeur. Inside, you're welcomed by a breathtaking entryway featuring a striking feature wall, soaring ceilings, and a magnificent grand staircase. The spacious main floor includes a dramatic half bath and an inviting open-concept layout, combining the kitchen, dining, and living spaces. The luxurious kitchen is highlighted by a nearly 10-foot center island, beautiful stone countertops, and an exceptional butler's pantry complete with a full-size fridge, soft-close cabinetry, open shelving, and abundant natural light. Beamed ceilings enhance the dining room, which opens onto two back decks perfect for entertaining. The living room is a standout with towering 15-foot ceilings, custom built-in shelving around the fireplace, and spectacular floor-to-ceiling windows offering picturesque views of Kensington Estates Pond, scenic walking trails, and a fully fenced backyard. Upstairs, the primary suite features a sophisticated feature wall, a spacious walk-in closet, and a lavish ensuite with a soaking tub, tiled shower, water closet, and dual vanities. The second floor also includes a beautiful laundry room with ample storage, two additional generous bedrooms, and a convenient family bathroom with a double vanity and separate shower area. Distinctive and luxurious, "The Peyton" is truly a one-of-a-kind gem in Grande Prairie.