



GRASSROOTS
REALTY GROUP

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15214 104 Street
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2247435



\$629,900

Division:	Whispering Ridge		
Type:	Residential/House		
Style:	Modified Bi-Level		
Size:	1,635 sq.ft.	Age:	2011 (14 yrs old)
Beds:	4	Baths:	3
Garage:	Triple Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Lawn		

Heating:	Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Laminate, Tile	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Walk-Out To Grade	LLD:	-
Exterior:	Mixed	Zoning:	RR-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), High Ceilings, Jetted Tub, No Smoking Home, Open Floorplan, Pantry, Quartz Counters		

Inclusions: Window Coverings, Garage Heater

Absolutely immaculate fully developed 4 Bed 3 bath home with walk out basement, situated on a quiet street across from a park in the desired County Of Grande Prairie subdivision Whispering Ridge. As you pull up to your new home you will appreciate the triple car garage, and large driveway. Entering your home it will welcome you with a spacious tiled entry with must have coat closet. Heading up a few stairs you will be greeted with popular open concept kitchen, dining and living room. Kitchen boasts quartz counter tops, corner pantry, and ample cabinet + counter space. Vaulted ceiling stretches between the main level. Dining allows for a table of any shape or size. Living room is the perfect size and complimented by stone wall gas fireplace. Main level is completed with two bedrooms and a full bathroom. Master bedroom oasis is above the garage , and has a massive 5 piece en-suite with shower, jetted tub, his and her sinks. Basement is a fully developed walk out basement with a large family room, full bathroom, and fourth bedroom. Walk out basement door allows you to access your back yard that is west backing which means sun all afternoon and evening long , stamped concrete firepit area, water irrigation and fully fenced. Attached heated triple car garage is the icing on the cake for winter parking, or adequate storage that no one complains about. Book your viewing today as this home is sure to please.