



GRASSROOTS
REALTY GROUP

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**10 Pickwick Lane
Lacombe, Alberta**

MLS # A2253810



\$599,900

Division:	English Estates		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,941 sq.ft.	Age:	1992 (33 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.28 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Wood Frame
Foundation:	Poured Concrete
Features:	Kitchen Island, Stone Counters, Walk-In Closet(s)

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R1
Utilities:	-

Inclusions: Shed

This beautifully renovated English Estates home boasts 1,941 sq ft of living space! Upon entering, you'll be greeted in the grand foyer with curved staircase & the all new vinyl plank flooring with it's beautiful heiring bone pattern throughout the main floor. The brand new kitchen will be sure to impress with all new LG appliances, brushed nickel hardware & taps, silent close cabinets, and a gas fireplace with floor to ceiling marble surround. The true show stopper is the large island with second sink, bar seating, & additional storage. You will appreciate the custom roller blinds throughout the house. There are three large bedrooms upstairs along with a four piece bathroom. The primary suite is like a retreat with it's south facing windows, walk-in closet, & plenty of space for a king bed. The main bathroom features a jetted tub. The basement offers a fourth bedroom, additional 3 piece bathroom, an extra large family room, and additional space that can be used as a home office. The huge back yard is completely fenced with a vinyl fence, has back alley access, large 10x10 shed, firepit area with brick patio. There is a side gate that offers options for RV storage. This home is like new with new plumbing, new electrical, new panel, new furnace, new appliances, new bathroom fixtures, new kitchen, and new textured ceiling.