



10207 126 Avenue  
Grande Prairie, Alberta

MLS # A2263750



**\$449,900**

**Division:** Northridge

**Type:** Residential/House

**Style:** 2 Storey

**Size:** 1,630 sq.ft. **Age:** 2017 (9 yrs old)

**Beds:** 3 **Baths:** 2 full / 1 half

**Garage:** Double Garage Attached

**Lot Size:** 0.11 Acre

**Lot Feat:** Back Yard, City Lot

**Heating:** Forced Air, Natural Gas

**Water:** -

**Floors:** Carpet, Tile

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** Full

**LLD:** -

**Exterior:** Vinyl Siding, Wood Frame

**Zoning:** RG

**Foundation:** Poured Concrete

**Utilities:** -

**Features:** Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Tankless Hot Water, Walk-In Closet(s)

**Inclusions:** N/A

Welcome to this modern 2-storey home in Northridge, where thoughtful design meets everyday comfort. As you step inside, you're greeted by a bright foyer that sets the tone for the open and inviting layout. A half bath is tucked near the entrance, and the mudroom with built-in bench and extra storage connects seamlessly to the garage while flowing into a walk-through pantry — a smart design for busy families. The kitchen is a true highlight, showcasing crisp white cabinetry, stainless steel appliances, and a central island with stylish pendant lighting. The open dining area is perfect for family meals, while the living room creates a cozy atmosphere with its feature fireplace and modern tile surround. Large windows fill the space with natural light, and patio doors lead out to the deck. Upstairs, a bright and versatile bonus room is ideal for family nights, and a built-in desk nook adds a convenient spot for homework or a home office. The primary suite is your private retreat with a walk-in closet and ensuite featuring dual sinks and a sleek design. Two additional bedrooms, another full bathroom, and a conveniently placed laundry room complete the upper level. The unfinished basement is full of potential, with 9-foot ceilings and oversized windows that make it feel open and airy. Additional highlights include a tankless hot water system and a garage with soaring 12-foot ceilings, providing ample storage and functionality. This home is move-in ready with immediate possession available. Located in Northridge, a community loved for its schools, shopping, parks, hospital, and Northwestern Polytechnic, this property offers the perfect balance of lifestyle and convenience. If you've been looking for a place that feels like home and offers room to grow, this one's ready for you. Call to book your showing today!