



19, 8910 122 Avenue
Grande Prairie, Alberta

MLS # A2298820



\$505,000

Division:	Crystal Lake Estates		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,219 sq.ft.	Age:	2005 (21 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, No Neig		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 200
Basement:	Full	LLD:	-
Exterior:	Stucco	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Open Floorplan, Walk-In Closet(s)		

Inclusions: Blinds & window coverings, 2 TV mounts

Experience effortless luxury in this immaculate, turnkey bungalow within The Shores 55+ community. Fully developed and tastefully updated, this home is designed for immediate enjoyment. The heart of the home is a stunning kitchen, boasting freshly painted cabinetry with new hardware, new backsplash, silgranite sink and stylish matte white GE Caf&ecute; appliances. The main level flows seamlessly from the kitchen into a cozy living room featuring a gas fireplace and access to a maintenance-free deck. Retreat to the primary suite, complete with a custom feature wall, walk-in closet, and private ensuite. A versatile front office/bedroom, a full bathroom, and a laundry room with a new washer and dryer complete the main floor. Downstairs, the recently finished basement offers a spacious rec room, two generous bedrooms, and a beautiful bathroom with tiled shower. Living in the shores means the outdoor yard work is handled for you. Simply move in, relax and enjoy the neighbourhoods excellent trail system and scenic parks.