



**GRASSROOTS**  
REALTY GROUP

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8826 73 Avenue  
Grande Prairie, Alberta

MLS # A1008657



**\$348,000**

<b>Division:</b>	Countryside North		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Modified Bi-Level		
<b>Size:</b>	1,229 sq.ft.	<b>Age:</b>	2011 (9 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.00 Acre		
<b>Lot Feat:</b>	Landscaped		

**Heating:** Natural Gas

**Water:** -

**Floors:** Carpet, Laminate, Tile

**Sewer:** -

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** Partial, Partially Finished

**LLD:** -

**Exterior:** Brick, Vinyl Siding

**Zoning:** RS

**Foundation:** Concrete

**Utilities:** -

**Features:** Open Floorplan

**Inclusions:** -

Like new modified bi-level in Country Side North. This 1229 sqft home is located 1 block from Mother Theresa School. This home offers large master bedroom with ensuite and walk in closet, plus 2 more spacious bedrooms. Kitchen is spacious with espresso cabinets, stainless steel appliances, tile flooring, abundance of cupboards and counter space. Basement is partially developed with bathroom... hot water on demand for your convenience. Yard is fully landscaped and fenced. Also, complete with 2 decks for your enjoyment. Home has double attached garage. Book your showing today!