



10713 158 Avenue  
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2133700

**\$789,900**



<b>Division:</b>	Westlake Village		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,976 sq.ft.	<b>Age:</b>	2012 (12 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3
<b>Garage:</b>	Triple Garage Attached		
<b>Lot Size:</b>	0.39 Acre		
<b>Lot Feat:</b>	See Remarks		

<b>Heating:</b>	Forced Air	<b>Water:</b>	Public
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	11-72-6-W6
<b>Exterior:</b>	Stone, Vinyl Siding	<b>Zoning:</b>	RE
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, Jetted Tub, See Remarks		

**Inclusions:** Hot Tub

SPACIOUS BUNGALOW ON MASSIVE LOT IN WESTLAKE VILLAGE! Prepare to be amazed by this stunning floor plan, boasting high-end finishes and breathtaking curb appeal! With nearly 4000 square feet of luxurious living space, this executive home welcomes you with an 18' vaulted entry and an expansive open concept. South-facing windows flood the space with natural light, highlighting the beautiful hardwood floors in the living room, hallway, and master suite, complemented by elegant tile in the kitchen and bathrooms. The chef's kitchen is an entertainer's dream, featuring granite countertops, a spacious island, and a walk-in pantry. Conveniently located off the garage, the main floor laundry room adds to the home's functionality. Yes - this home has air conditioning! Cozy up by the gas fireplace in the inviting living room, or retreat to the primary suite, complete with a large walk-in closet, another gas fireplace for ultimate comfort, and a luxurious 5-piece ensuite that includes dual sinks, large soaker tub, and tiled shower. Two additional large bedrooms on the main floor provide ample space for family or guests. But wait until you see the basement! This incredible space is fully finished, offering a theatre room, granite wet bar, two more large bedrooms, a small office, and a full bath. The patio doors off the dining area lead to a large deck with a gas hookup, descending to a huge ground-level stamped concrete patio with a hot tub. The fully landscaped, treed, and fenced yard includes a triple garage, RV parking, and plenty of space for all your vehicles. Are you looking for your dream family home? This one checks all the boxes!