



GRASSROOTS
REALTY GROUP

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10222 87 Street
Grande Prairie, Alberta

MLS # A2141964



\$439,900

Division:	Crystal Landing		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,800 sq.ft.	Age:	2013 (11 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.01 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Lawn, No Neighbours Behind		

Heating:	High Efficiency	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, Open Floorplan, Pantry		

Inclusions: N/A

BEAUTIFUL FULLY DEVELOPED HOME WITH NO REAR NEIGHBORS IN CRYSTAL LANDING!!! This home offers 4 bedrooms and 3 1/2 bathrooms with 1800 sq ft. The kitchen is a cook's dream with stainless steel appliances, warm maple cabinets, mosaic tile backsplash, tile floors, corner pantry and tons of counter space. Large dining area and leads to the deck. The living room has hardwood floors and a gas fireplace. A 2 piece bathroom and laundry room complete the main floor. Upstairs has a huge bonus/family room with LOADS of natural light, primary bedroom with beautiful ensuite and large walk-in closet, bedroom 2 & 3 are both a good size and full 4 piece bathroom. The developed basement has another family room, bedroom 4 , 3 piece bathroom, utility room and storage room. Home has AC to keep you cool on those hot summer days/nights. The backyard is fully fenced, landscaped, fire pit area, and a gorgeous composite deck excellent for entertaining friends and family. The garage is 22 x 19 and finished ready for your personal spin. Great family neighborhood within walking distance to parks and schools !! Book your showing today!!!