



GRASSROOTS
REALTY GROUP

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8853 89 Avenue
Grande Prairie, Alberta

MLS # A2145097



\$244,900

Division:	MH - Creekside		
Type:	Residential/Manufactured House		
Style:	Mobile		
Size:	1,520 sq.ft.	Age:	2012 (12 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.10 Acre		
Lot Feat:	No Neighbours Behind, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	Residential
Foundation:	Piling(s)	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, Walk-In Closet(s)		

Inclusions: N/A

Welcome to your affordable dream home. Designed for modern living with luxurious and practical features throughout. This spacious home has 3 large bedrooms, each with walk-in closets. The primary bedroom has a full ensuite including a jetted tub. Stylish shiplap and board & batten feature walls add modern character, while the open-concept layout and vaulted ceiling creates a great atmosphere. The kitchen is equipped with newer stainless-steel appliances, island, walk-in pantry, ample cupboard space, and updated tile backsplash. Ambient lighting in the living room enhances the inviting feel. Additional features include extra storage space in the laundry room and newer washer/dryer. The fenced yard is extremely well cared for and is perfect for children & pets. This home also has a large deck; ideal for entertaining, 10x12' shed with power and small coverall for extra storage. This is a must see home.