



2023 TWP 722
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2158015



\$239,000

Division:	NONE		
Type:	Mobile/Manufactured House		
Style:	Double Wide Mobile Home		
Size:	1,776 sq.ft.	Age:	2005 (19 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Piling(s)	Utilities:	-
Features:	-		

Inclusions: n/a

****This house can be Moved****Experience this exceptional 3-bedroom, 2-bathroom modular home that redefines modern luxury, seamlessly blending contemporary design with timeless appeal. This residence features an open-concept layout where every detail exudes luxury. At the heart of the home is a stunning modern kitchen designed to be a chef's paradise. It features high-end appliances and striking quartz countertops with an eat-at kitchen island. The space is further enhanced by a corner pantry and a wealth of cupboards with custom-built organization, combining visual appeal with practical functionality. Adjacent to the kitchen, the dining area bathes in natural light streaming through bay windows, creating a warm and inviting atmosphere. The spacious living room, cozy with a wood-burning fireplace, is designed for comfort and style, offering a perfect setting for relaxation or entertaining. The primary bedroom is a luxurious retreat, featuring a stunning shiplap feature wall, a walk-in closet, a 4-piece ensuite, and doors leading outside. Two additional bedrooms and a 4-piece guest bathroom provide ample space for family and friends. Additional features include a dedicated laundry area and a significant boot room addition with generous storage. Recent renovations include a new hot water tank (2019), vinyl plank flooring with cork underlay, a new subfloor, windows, and all-new light fixtures. Hunter Douglas custom blinds throughout offer both style and privacy. The home is also equipped with A/C for year-round comfort. Seize the opportunity to make this extraordinary residence yours and experience the height of refined living.