

8810 88 Avenue  
Grande Prairie, Alberta

MLS # A2174009



## \$429,900

<b>Division:</b>	Riverstone		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,638 sq.ft.	<b>Age:</b>	2012 (12 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Yard, Lawn, Landscaped		

**Heating:** Forced Air

**Floors:** Carpet, Tile

**Roof:** Asphalt Shingle

**Basement:** Finished, Full

**Exterior:** Concrete

**Foundation:** Poured Concrete

**Features:** Laminate Counters

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** RS

**Utilities:** -

**Inclusions:** N/A

FULLY DEVELOPED 2 STOREY HOME IN RIVERSTONE!!! This home offers 5 bedrooms, and 3 1/2 bathrooms, and 1638 sq ft. The kitchen has beautiful white cabinets, a corner pantry, a glass cooktop, a built-in wall oven, a huge island with an eating bar, under cabinet lighting, and tile backsplash. Good size dining area with garden doors leading out to the deck. The living room has a tiled gas fireplace. Laminate flooring throughout the main floor and tiled entry. There is a 2 piece bathroom and laundry room on the main floor. The master bedroom has a walk-in closet with a sliding barn door and a full ensuite. There are 3 more bedrooms on the 2nd floor and a full bathroom. The basement is fully developed with a family room, 5 th bedroom, a 3 piece bathroom, understairs storage, and a utility room. The backyard is fully fenced, landscaped, and has a large deck. Just a block from Riverstone School and a perfect family neighborhood. Book your showing today!!!