

**6626 112 Street
Grande Prairie, Alberta**

MLS # A2163073



\$474,900

Division:	O'Brien Lake		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,701 sq.ft.	Age:	2008 (16 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Backs on to Park/Green Space, No Neighbours Behind, Irregular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Laminate Counters, Pantry		

Inclusions: GDO & Control, Garage Shelving, Garage Heater

This home checks all the boxes. Wonderful 2 storey backing onto a field and trees in the desirable O'Brien Lake subdivision. Enjoy your privacy in the gorgeous, newly constructed sunroom and/or on the deck! Perfect for entertaining and families, this home features an open living area with a spacious living room and a kitchen that features stainless steel appliances, a large island with eating bar, and a huge walk thru pantry!!! The dining area looks out over the back yard and open field. Also on the main floor you'll find a half bath and laundry. Upstairs is a large bonus room with huge windows, a full bathroom, and 3 bedrooms, the master with a wonderful ensuite c/w soaker tub and seperate shower. The garage is finished and heated. Don't delay, check this home out today!!!