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11341 107 Avenue Grande Prairie, Alberta

MLS # A2207846



Forced Air, Natural Gas

Vinyl Siding, Wood Frame

Asphalt Shingle

Full, Unfinished

Poured Concrete

Carpet, Ceramic Tile, Laminate

\$445,000

Division:	Westgate		
Туре:	Residential/House		
Style:	Modified Bi-Level		
Size:	1,428 sq.ft.	Age:	2014 (11 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard, City Lot		
	Water:	-	
	Sewer:	-	
	Condo Fee	-	
	LLD:	-	
	Zoning:	RS	
	Utilities:	-	

Features: High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)

Inclusions: N/A

Heating:

Floors:

Roof:

Basement:

Foundation:

Exterior:

Immediate possession available! Welcome to this family-friendly modified bi-level located in desirable Westgate. This well-designed home features 3 spacious bedrooms and 2 full bathrooms, including a large primary suite with walk-in closet and a 4-piece ensuite featuring a soaker tub and dual-sink vanity. The open-concept main living space offers vaulted ceilings, a cozy gas fireplace, and a beautiful kitchen with quartz countertops, pantry, ample cabinetry, and a big island perfect for entertaining. Two additional bedrooms and a full bathroom are conveniently located on the main level. The large undeveloped basement offers endless potential for future customization. Close to shopping, restaurants, and other amenities—this home is ready for its new owner!