

**8653 122 Avenue
Grande Prairie, Alberta**

MLS # A2147757



\$469,900

Division:	Copperwood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,512 sq.ft.	Age:	2024 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Corner Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks		

Inclusions: Refrigerator, Stove, Dishwasher, Microwave, Garage Door Opener & Controls

Job 645. The Jules by Unique Home Concepts Inc. Beautiful 1512 sq ft 2 storey home on a corner lot in the neighbourhood of Copperwood Estates! Spacious front entry leads to open concept main floor that features a modern linear fireplace in the living room, large windows, kitchen with walk-thru pantry to garage entry, main floor laundry and 1/2 bath. Upper level features great sized primary bedroom with walk-thru closet to a full ensuite bath. 2nd and 3rd bedrooms and main bath also located upstairs. Contemporary finishings and beautiful design features throughout. Estimated completion Fall of 2024. Call to book your showing today!