11002 96A Street
Grande Prairie, Alberta

MLS # A2216255

$339,900

Division:	Mountview
Type:	Residential/House
Style:	Bungalow
Size:	1,057 sq.ft.
Age:	1968 (57 yrs old)
Beds:	3
Baths:	2
Garage:	Single Garage Attached
Lot Size:	0.17 Acre
Lot Feat:	Landscaped, Lawn, No Neighbours Behind

Heating:	Forced Air
Floors:	Carpet, Laminate, Linoleum
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Brick, Vinyl Siding
Foundation:	Poured Concrete
Features:	Laminate Counters

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	RG General Residential
Utilities:	-

Inclusions: TV mounted on the wall in the main living room will be included

CHARACTER.....EXCELLENT LOCATION.....NO NEIGHBOURS BEHIND.....WELCOME TO MOUNTVIEW! This wonderful home has been cared for meticulously by its owners for decades! Upon first look you will notice the welcoming front deck space perfect for a morning coffee! Step into the home and notice the BRIGHT LIVING ROOM featuring UPDATED FLOORING and a perfect centerpiece to the home A WOOD BURNING FIREPLACE. Continue into the kitchen where you will love the AMPLE COUNTER SPACE, FORMAL DINING AREA & ACCESS TO THE OVERIZED 16'X29' SINGLE ATTACHED GARAGE! Completing the main floor is a SPRAWLING PRIMARY BEDROOM featuring a WALK IN CLOSET. There is also a GENEROUS SIZED 2ND BEDROOM & 4 PIECE BATHROOM W/ A STYLISH UPDATED VANITY. Continue on downstairs and you will be impressed by the utility of this home. The basement features A 3RD SIZABLE BEDROOM, MASSIVE LIVING ROOM SPACE W/GAS FIREPLACE, 2 STORAGE ROOMS & A 3 BATHROOM & LAUNDRY ROOM. Head to your backyard oasis where you will find a SITTING AREA W/GAZEBO, 2 STORAGE SHEDS, FIREPIT AREA ALL BACKING ONTO A LARGE GREENSPACE, PLAYGROUND & SCHOOL. Did I mentioned the FURNACE, HOT WATER TANK, WINDOWS, & SHINGLES have all seen upgrades! WELCOME TO MOUNTVIEW....WELCOME HOME!