

**7130 114A Street**  
**Grande Prairie, Alberta**

**MLS # A2307647**



**\$418,900**

<b>Division:</b>	Pinnacle Ridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Modified Bi-Level		
<b>Size:</b>	1,116 sq.ft.	<b>Age:</b>	2011 (15 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Landscaped, Lawn		

**Heating:** High Efficiency

**Floors:** Carpet, Laminate, Linoleum

**Roof:** Asphalt Shingle

**Basement:** Full

**Exterior:** Concrete

**Foundation:** Poured Concrete

**Features:** Jetted Tub, Pantry, Soaking Tub, Storage, Tankless Hot Water, Walk-In Closet(s)

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** RS

**Utilities:** -

**Inclusions:** N/A

Gorgeous modified bi-level is located in Pinnacle Ridge!!! This Home has 2 bedrooms and 1 bathroom. The kitchen has tons of cabinets, an island, a pantry, and stainless steel appliances. The dining area leads out to a deck which is perfect for BBQing with friends and family. The living room features a gas fireplace. The private primary bedroom has a stunning bathroom with a soaker tub and shower! The main floor has a 2nd bedroom. The basement is partially finished and framed for another bedroom, bathroom, and family room with tons of potential. Laundry room with storage. The backyard is fully fenced, landscaped, good-size private deck, a shed, and some trees. There is a fully finished and heated double garage!!! Book your showing today!!!