

6217 89 Street
Grande Prairie, Alberta

MLS # A2339529



\$389,000

Division:	Countryside South		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,112 sq.ft.	Age:	2002 (24 yrs old)
Beds:	6	Baths:	3
Garage:	Parking Pad		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Landscaped, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Vinyl	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, No Smoking Home, Open Floorplan, Pantry		

Inclusions: Shed, Rangehood Fan

Not many 6 bed 3 bath homes come up like this with new paint and flooring throughout, and roof that is only 5 years old! Situated on a quiet street in Countryside South backing onto an easement. Good sized entry way welcomes you with must have entry closet. Heading up a few stairs the popular open concept welcomes you between the kitchen, dining and living room. Kitchen has adequate counter + cabinet space, with vaulted ceiling stretching into the living room. Living room has hardwood flooring, and large windows allowing natural beam in. Dining allows a table of any shape or size, with sliding doors onto your freshly painted deck. Remainder of main floor consists of full bathroom, three bedrooms, including master bedroom with full en-suite. Making our way to your fully developed basement with tall ceilings , new carpet, big windows, three bedrooms, full bathroom, living room, and utility/laundry room. Backyard is fenced with gate access to easement, and complimented with oversized shed. Double car driveway gives you adequate parking space. Book your viewing today as this home boasts pride of ownership.