

10207 126 Avenue
Grande Prairie, Alberta

MLS # A2263750



\$449,900

| | | | |
|------------------|------------------------|---------------|------------------|
| Division: | Northridge | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 1,630 sq.ft. | Age: | 2017 (9 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.11 Acre | | |
| Lot Feat: | Back Yard, City Lot | | |

| | | | |
|--------------------|--|-------------------|----|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Carpet, Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Vinyl Siding, Wood Frame | Zoning: | RG |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Tankless Hot Water, Walk-In Closet(s) | | |

Inclusions: N/A

Welcome to this modern 2-storey home in Northridge, where thoughtful design meets everyday comfort. As you step inside, you're greeted by a bright foyer that sets the tone for the open and inviting layout. A half bath is tucked near the entrance, and the mudroom with built-in bench and extra storage connects seamlessly to the garage while flowing into a walk-through pantry — a smart design for busy families. The kitchen is a true highlight, showcasing crisp white cabinetry, stainless steel appliances, and a central island with stylish pendant lighting. The open dining area is perfect for family meals, while the living room creates a cozy atmosphere with its feature fireplace and modern tile surround. Large windows fill the space with natural light, and patio doors lead out to the deck. Upstairs, a bright and versatile bonus room is ideal for family nights, and a built-in desk nook adds a convenient spot for homework or a home office. The primary suite is your private retreat with a walk-in closet and ensuite featuring dual sinks and a sleek design. Two additional bedrooms, another full bathroom, and a conveniently placed laundry room complete the upper level. The unfinished basement is full of potential, with 9-foot ceilings and oversized windows that make it feel open and airy. Additional highlights include a tankless hot water system and a garage with soaring 12-foot ceilings, providing ample storage and functionality. This home is move-in ready with immediate possession available. Located in Northridge, a community loved for its schools, shopping, parks, hospital, and Northwestern Polytechnic, this property offers the perfect balance of lifestyle and convenience. If you've been looking for a place that feels like home and offers room to grow, this one's ready for you. Call to book your showing today!