

# SHELDON SWAIN

(780) 978-7943  
sswain@sutton.com

15125 104 A Street  
Rural Grande Prairie No. 1, County of, Alberta

MLS # A1252029



## \$729,900

<b>Division:</b>	Whispering Ridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,512 sq.ft.	<b>Age:</b>	2015 (8 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	3
<b>Garage:</b>	Driveway, Garage Door Opener, Triple Garage Attached		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Yard, Backs on to Park/Green Space, Front Yard		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	11-72-6-W6
<b>Exterior:</b>	Stone, Vinyl Siding	<b>Zoning:</b>	RR-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	Electricity Connected, Natural Gas Connected, Sewer

**Features:** Central Vacuum, Double Vanity, Granite Counters, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Sump Pump(s), Tankless Hot Water, Walk-In Closet(s), Wet Bar

**Inclusions:** N/A

ABSOLUTELY STUNNING FULLY DEVELOPED HOUSE IN WHISPERING RIDGE!!! This 6 bedroom and 3 1/2 bathroom home will not disappoint!!! The gorgeous kitchen has white cabinets, huge island with eating bar, granite countertops, top of the line stainless steel appliances, tile backsplash & floors, and a corner pantry. The dining area has patio doors leading out to a huge deck which is perfect for entertaining. The living room is a great size with a gas fireplace and high end hardwood and tile floors throughout. There is a half bathroom on main level to complete the main floor. Upstairs has 4 bedrooms including a huge master suite with great size walk in closet, a balcony, a full ensuite with dual sinks, large tiled shower, and jetted soaker tub. The upstairs also has a 4 piece main bathroom and laundry room with sink. The basement offers a family room with wet bar, 2 more bedrooms, a full bathroom and storage under the stairs. AC throughout the home to keep you cool on those hot summer days!! The triple car garage is finished. The backyard is fully fenced, partially covered deck, landscaped, and backs onto Whispering Ridge school (k-8) Paved access to walking trails. This home is a must see!!! Book your showing today!!!