

8718 83 Avenue
Grande Prairie, Alberta

MLS # A2215755



\$554,900

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|-------------|---|------------|----|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Carpet, Tile, Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full, Unfinished | LLD: | - |
| Exterior: | Vinyl Siding | Zoning: | RS |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Storage, Sump Pump(s), Walk-In Closet(s) | | |
| Inclusions: | Alberta New Home Warranty, 1 year Dirham Homes Warranty | | |

Dirham Homes Job #2416 - The Madison - Welcome to this beautifully designed brand new modified bi-level home, offering modern style and functional living spaces. Featuring 3 bedrooms and 2 bathrooms, this home is perfect for families looking for comfort and convenience. The standout feature of this home is the primary bedroom, privately located above the garage, offering a spacious retreat complete with a walk-in closet and a luxurious ensuite bathroom. The laundry room is also conveniently located upstairs. The main floor boasts a bright and airy open concept living space, perfect for both daily living and entertaining. The kitchen is outfitted with beautiful cabinetry, quartz countertops, a pantry with appliance shelf, a bar area with floating shelves and bar fridge space, and a large central island with eating bar, making it the heart of the home. Two good sized bedrooms and a full bathroom complete the main floor layout. Adding even more space, this home includes a walk-out basement, offering endless potential for future development or additional living space, with direct access to the backyard for seamless indoor-outdoor living. This beautifully crafted home is ideal for those seeking and open design with practical features. Don't miss your chance to make it yours!