



12318 107 Street
Grande Prairie, Alberta

MLS # A2158115



\$399,900

Division:	Royal Oaks		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,089 sq.ft.	Age:	2003 (21 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot		

Heating:	Floor Furnace	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, No Animal Home, No Smoking Home, Open Floorplan, Sump Pump(s), Suspended Ceiling, Vinyl Windows, Walk-In Closet(s), Wet Bar		
Inclusions:	fridge, stove, dishwasher, washer, dryer, GDO		

Immaculately kept and fully developed Bilevel with 5 bedrooms and 3 full baths. Master bedroom has ensuite. Basement has a gas fireplace, family room, custom and unique wet bar, and laundry room. Garage is finished, heated, and just as clean as the house. Yard is fenced and backs onto green space. Located in royal oaks in a quiet loop, across from a children's park. close to New Schools, shopping, and New Hospital.