

\$524,900 - 13309 106 Street, Grande Prairie

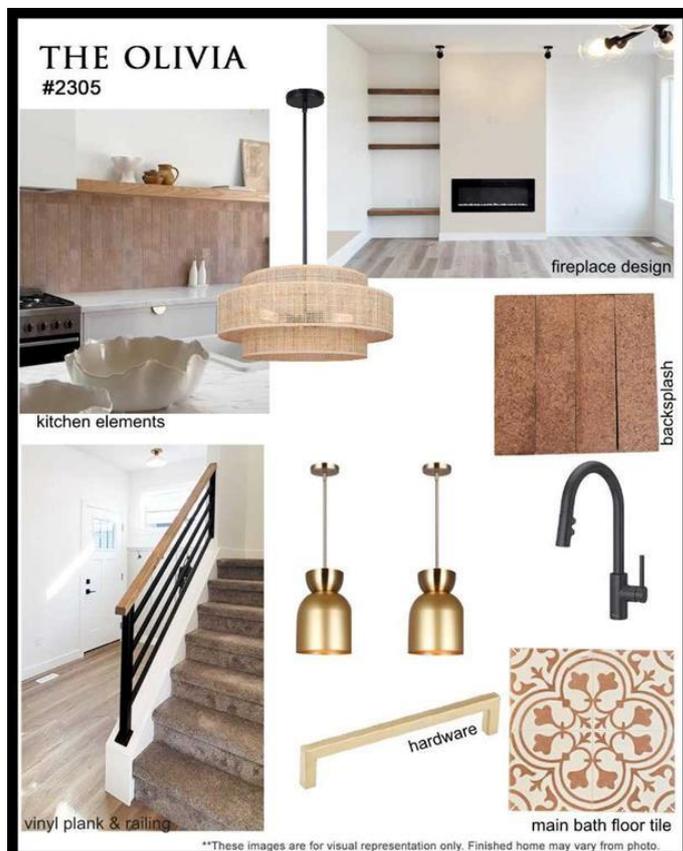
MLS® #A2168556

\$524,900

3 Bedroom, 3.00 Bathroom, 1,755 sqft
Residential on 0.14 Acres

Arbour Hills, Grande Prairie, Alberta

Dirham Homes Job #2305 - The Olivia - Located in Arbour Hills is this stunning BRAND NEW 2-storey home with double garage, thoughtfully designed for modern living. With 3 spacious bedrooms, 2.5 bathrooms, and a host of convenient features, this home offers the perfect blend of style and functionality. On the main floor, you'll find an inviting open concept layout ideal for entertaining. The gourmet kitchen boasts modern finishes, quartz countertops, and ample storage space. It flows seamlessly into the dining and living areas flooded with plenty of natural light. A half bath on the main floor provides added convenience for guests. Upstairs, enjoy the convenience of upstairs laundry located near all bedrooms for maximum efficiency. The primary bedroom includes a luxurious 5pc ensuite bathroom, while the two additional bedrooms are generously sized and share a full bathroom. The real standout is the bonus room, perfect for a playroom, home office, or media space—tailored to your lifestyle needs. This home is designed for comfort and ease, offering everything you need in one beautiful package. Don't miss out on the chance to make this your dream home!



Built in 2024

Essential Information

MLS® # A2168556
Price \$524,900

Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,755
Acres	0.14
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	13309 106 Street
Subdivision	Arbour Hills
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8X 0W5

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s), Double Vanity, High Ceilings, No Animal Home
Appliances	Garage Control(s)
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features None
Lot Description See Remarks
Roof Asphalt Shingle
Construction Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed September 26th, 2024
Days on Market 167
Zoning RG

Listing Details

Listing Office RE/MAX Grande Prairie



Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.