

# \$538,900 - 10657 133 Avenue, Grande Prairie

MLS® #A2174455

**\$538,900**

3 Bedroom, 3.00 Bathroom, 1,800 sqft

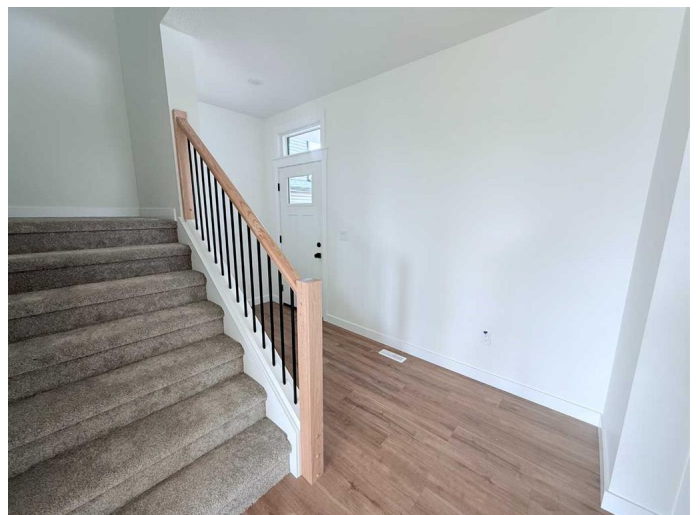
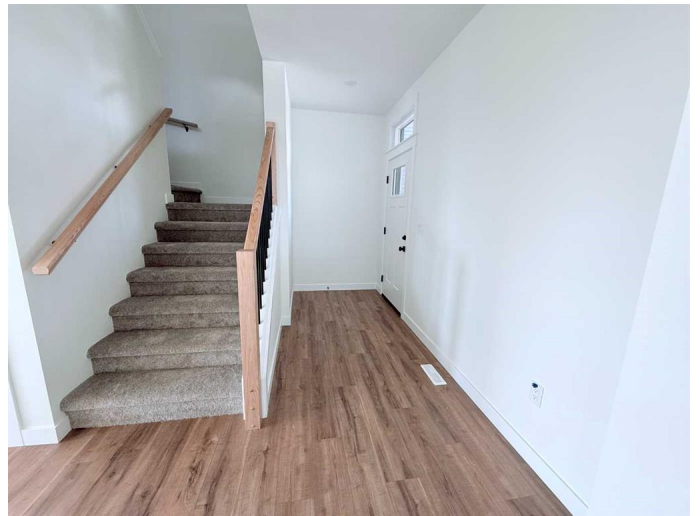
Residential on 0.12 Acres

Arbour Hills, Grande Prairie, Alberta

Dirham Homes Job # 2406 - The Branden II - Discover the charm of this BRAND NEW two storey floor plan, offering an ideal blend of style and function and FUTURE INCOME POTENTIAL with an exterior side door to the basement for a possible future suite! Featuring 3 spacious bedrooms, 2.5 bathrooms, and a bonus room, this home is thoughtfully designed for today's busy lifestyle. The main floor welcomes you with an open floor plan, perfect for entertaining and everyday living. The contemporary kitchen flows seamlessly into the dining and living areas, creating a bright and airy space where family and friends can gather. Modern finishes, quartz countertops, and ample storage make this kitchen a dream come true for any home chef. Upstairs, the private retreat continues with 3 generously sized bedrooms, including a primary suite with a walk-in closet and 5 pc luxurious ensuite bathroom. An additional bonus room offers versatility as a home office, playroom, or cozy family lounge. To make life even easier, enjoy the convenience of an upper level laundry room, saving you time and steps. This home offers the perfect balance of modern design and practical features – the ideal setting for creating lasting memories. Don't miss the opportunity to make it yours!

Built in 2024

## Essential Information



MLS® #	A2174455
Price	\$538,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,800
Acres	0.12
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	10657 133 Avenue
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, Open Floorplan, Walk-In Closet(s), Double Vanity, No Animal Home, No Smoking Home, Pantry, See Remarks
Appliances	Garage Control(s)
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Exterior Entry, Unfinished

### Exterior

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

**Additional Information**

Date Listed	October 21st, 2024
Days on Market	197
Zoning	RS

**Listing Details**

Listing Office	RE/MAX Grande Prairie
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