

**7622 Mission Heights Drive
 Grande Prairie, Alberta**

MLS # A2230591



\$400,000

Division:	Mission Heights		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,263 sq.ft.	Age:	1993 (32 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Front Yard, Fruit Trees/Shrub(s), Garden, Irregular Lot, See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Mixed	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Granite Counters		

Inclusions: N/A

This great family home is a fully developed 4 bedroom, 3 bathroom, four level split style property that offers value and function. Three bedrooms and two bathrooms including a primary suite with an ensuite bathroom are located on the upper level of this home. The main floor features hardwood floors, vaulted ceilings, and a stunning kitchen with granite countertops. The third level has a fourth bedroom, a third bathroom with a laundry area and a large family room with a fireplace. The fourth level is finished with large recreation room. All three bathrooms have heated floors. Attached garage is 23'x22'. The fully fenced yard is a private oasis with a two-tiered deck, patio, fruit trees, mature perennials and a garden. Located near schools, trails, and plenty of amenities.