

**57 Pinnacle Crossing  
 Grande Prairie, Alberta**

**MLS # A2233586**



**\$389,000**

<b>Division:</b>	Pinnacle Ridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,536 sq.ft.	<b>Age:</b>	2004 (21 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Off Street		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard		

<b>Heating:</b>	Central, Electric, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Mixed, Vinyl Siding	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**Features:** Bidet, Breakfast Bar, Ceiling Fan(s), Central Vacuum, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Track Lighting, Walk-In Closet(s)

**Inclusions:** Shed

For more information, please click Brochure button. Beautiful Family Home with Fully Finished Basement & Office Space. Welcome to this spacious and well-maintained home, perfect for families or professionals looking for comfort and functionality. As you step inside, you'll find a bright den or office to your right — ideal for working from home or a quiet reading space. The main floor features a modern kitchen, open living room, and a convenient half bath, creating a warm and inviting space for everyday living or entertaining. Upstairs, the primary suite offers a walk-in closet and private ensuite. Two additional bedrooms are connected by a Jack and Jill bathroom, with laundry conveniently located on the upper level as well. The fully finished basement adds even more space with an extra bedroom, a full bathroom, and plenty of room for recreation, guests, or additional living areas. Outside, you'll love the large, fenced backyard — complete with a spacious deck, fire pit, and plenty of room for outdoor fun, gardening, and relaxing with friends and family. This home truly offers flexible living for a variety of lifestyles — move-in ready and waiting for you!