

\$749,900 - 10826 Carriage Lane Drive, Rural Grande Prairie No. 1, County Of

MLS® #A2259676

\$749,900

5 Bedroom, 3.00 Bathroom, 1,892 sqft
Single Family on 0.50 Acres

Carriage Lane Estates, Rural Grande Prairie
No. 1, County Of, Alberta

Welcome to your dream home in the prestigious Carriage Lane Estates! This stunning FULLY DEVELOPED 5 bed, 3 bath modified bi-level with WALK-OUT BASEMENT offers 1,892 sq ft of luxurious living space. Step inside and be greeted by a tiled entryway leading up to the formal living room with gleaming hardwood floors and a cozy gas fireplace. Freshly painted throughout the main and upper levels, this home feels bright, modern, and move-in ready. The open-concept layout seamlessly blends a second living room, dining area, and kitchen, all enhanced with elegant beamed ceilings. The chef's kitchen is a true highlight featuring stone countertops, a fully tiled backsplash, rich dark cabinetry, stainless steel appliances, a convenient corner pantry, and a breakfast bar perfect for casual meals or entertaining. Just off the dining area, step out to the deck for easy indoor-outdoor living. The bright secondary living room showcases vaulted ceilings, a striking stone-surround gas fireplace, and custom built-in shelving. The main level also offers two spacious bedrooms and a well-appointed 4 pc bath. Upstairs, retreat to the impressive primary suite complete with his-and-hers walk-in closets and a spa-inspired 5 pc ensuite, including double sinks, a jetted soaker tub, stand-alone shower, and private water closet. The fully finished



walk-out basement provides even more living space with a third family/rec room, two additional bedrooms (one with its own 4 pc ensuite), making it ideal for guests or growing families. Extra features include CENTRAL A/C for summer comfort and a heated TRIPLE-CAR attached garage with plenty of space for vehicles, toys, and storage. The oversized driveway allows ample parking for RVs, boats, and more. Outdoors, enjoy a fully fenced and landscaped yard complete with IRRIGATION, mature trees and shrubs, a fire pit area for gatherings, and a storage shed with roll-up door. Carriage Lane Estates is a family-oriented luxury neighbourhood bordering the City of Grande Prairie, offering all the amenities of city living while enjoying the benefit of low county taxes. Don't miss your chance to book your private showing today! (id:6289)

Built in 2008

Essential Information

Listing #	A2259676
Price	\$749,900
Bedrooms	5
Bathrooms	3.00
Square Footage	1,892
Acres	0.50
Year Built	2008
Type	Single Family
Sub-Type	Freehold
Style	Bi-level

Community Information

Address	10826 Carriage Lane Drive
Subdivision	Carriage Lane Estates
City	Rural Grande Prairie No. 1, County Of
Province	Alberta
Postal Code	T8X0G4

Amenities

Features	See remarks, Other, Gas BBQ Hookup
Parking Spaces	7
Parking	Attached Garage, Parking Pad
# of Garages	3

Interior

Appliances	Refrigerator, Dishwasher, Stove, Window Coverings, Washer & Dryer
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
Has Basement	Yes

Exterior

Exterior	See Remarks
Exterior Features	Landscaped
Foundation	Poured Concrete

Listing Details

Listing Office	Grassroots Realty Group Ltd.
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