

9719 94 Avenue
Wembley, Alberta

MLS # A2233825



\$304,900

Heating: Forced Air

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: Finished, Full

Exterior: Aluminum Siding

Foundation: Wood

Features: No Smoking Home

Division: NONE

Type: Residential/House

Style: Bi-Level

Size: 816 sq.ft. **Age:** 1979 (46 yrs old)

Beds: 4 **Baths:** 2

Garage: Parking Pad

Lot Size: 0.15 Acre

Lot Feat: Back Lane, Dog Run Fenced In

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: RES

Utilities: -

Inclusions: N/A

Welcome to the town of Wembley, just 10 minutes west of Grande Prairie. This bi-level home features 4 bedrooms, 2 full bathrooms and an impressive 13x35 workshop! The second you walk into this beautiful home you will notice the new wood stairs and railing. Additionally this home has recently been repainted, had the popcorn ceiling removed and has been started with new flooring. The flooring to finish the property has been purchased and will be left with the home for the buyers to complete. The kitchen space is a highlight for this home featuring redone cabinets, newer appliances and a perfect spot for a coffee bar. This property has been regraded, landscaped and has a new back deck with a dog run. Wembley has so much to offer as a community. There are schools within walking distance, a grocery store, parks, a splash park, walking trails, pharmacy, post office, gas station, hockey rink and so much more. Book your showing today with your Realtor of choice and see the value in not only this home but also in the workshop!