



JAMES DEWHURST

780-512-4898
james@jamesdewhurst.ca

8103 Williams court AvenueCourt
Rural Grande Prairie No. 1, County of, Alberta

MLS # A1003027



\$1,540,000

Division:	Taylor Estates		
Type:	Residential/House		
Style:	Bungalow		
Size:	2,122 sq.ft.	Age:	2014 (6 yrs old)
Beds:	5	Baths:	4
Garage:	Triple Garage		
Lot Size:	0.50 Acre		
Lot Feat:	Cul-De-Sac		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Fiberglass	Condo Fee:	\$ 0
Basement:	Finished, Full	LLD:	5-71-8-W6
Exterior:	Wood Frame	Zoning:	RE
Foundation:	Concrete	Utilities:	-
Features:	Bar, Double Vanity, Granite Counters, Pantry, Wet Bar		

Inclusions: -

Comfort, Beauty, Luxury…this STUNNING home has it all. Custom built home is full of stylish & functional high-end finishes & many wonderful features you really must see! The cabinetry throughout is outstanding with marvelous granite counter tops. The absolutely beautiful kitchen is a dream with massive island that lights up, integrated sub-zero fridge & wolf 48” range with double oven! Cozy living room features a lovely travertine stone hearth. 3-season room is a place to enjoy with fantastic views & ambiance, in-floor heat & fireplace! Huge Ensuite boasts the most marvelous dual shower, soaker tub with fireplace & TV! There is also an amazing office with built-in shelves. Main floor laundry has a multitude of wonderful cabinets for ample storage. The basement will be your entertaining haven complete with a fabulous full bar, another fireplace, pool table…and a spectacular temp-controlled wine cellar!! Plus there is an excellent theater room with projection screen AND the bathroom also has a state-of-the-art steam room! All built-in TV’s will stay with the home & it features a “control 4” system for surround sound & control throughout. Triple car garage is very spacious! Yard is spectacular & boasts large trees for privacy, brick fire pit area, & massive maintenance-free deck with hot tub. Bonus back garage OHD & path leads to huge 18x20 shop & garden area (could also be future site of larger shop) You really must experience this amazing, immaculate home & be ready to move right in!!