

\$225,000 - 10314 Hoppe Ave, Grande Cache

MLS® #A2055523

\$225,000

4 Bedroom, 2.00 Bathroom, 1,139 sqft

Residential on 0.21 Acres

NONE, Grande Cache, Alberta

This stunning property combines comfort and style, boasting a range of desirable features that are sure to impress. Let's take a closer look at what this charming home has to offer.

Featuring three bedrooms upstairs and an additional bedroom downstairs, there's plenty of room for everyone to enjoy their own personal space. The convenience of having the upstairs bathroom accessible from both the primary bedroom and the hallway adds a touch of practicality. This bathroom is awesome, equipped with his and hers sinks for added comfort and convenience.

The kitchen is updated, complete with newer style cabinets and countertops that perfectly complement the modern aesthetic of the space. The stainless steel finishes on the brand new electric range, microwave, and one-year-old fridge add a touch of elegance.

One of the highlights of this property is the breathtaking view of the Rocky Mountains from the large bay living room window. You'll find yourself captivated by the stunning scenery that awaits you every day and it is one incredible place to enjoy that morning coffee!

The fully finished basement is an ideal space for relaxation or play. Whether you want to create a cozy family room for quality time with loved ones or a fun-filled play area for the kids, the possibilities are endless.



Step outside into the backyard and discover a flat yard that provides plenty of room for outdoor activities. The spacious deck is perfect for hosting barbecues, entertaining guests, or simply enjoying your own personal space outdoors.

In addition to the backyard's recreational potential, there's a 14x18ft shed that offers ample storage space. With rear access, you can easily bring in your quad from the back alley.

Location is key, and this home doesn't disappoint. Situated in close proximity to schools, the recreation center, and the downtown core, you'll enjoy easy access to essential amenities.

The property's exterior features, including vinyl windows, vinyl siding, metal soffits, and a newer roof, ensure both durability and aesthetic appeal. This home is truly ready for you to move in and start making memories. The hot water tank was just replaced in January 2023 ensuring one less thing to worry about.

Call your Realtor and book your in person showing! Its better in person!

Built in 1972

Essential Information

MLS® #	A2055523
Price	\$225,000
Sold Price	\$215,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,139

Acres	0.21
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Sold

Community Information

Address	10314 Hoppe Ave
Subdivision	NONE
City	Grande Cache
County	Greenview No. 16, M.D. of
Province	Alberta
Postal Code	T0E0Y0

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	See Remarks
Appliances	Electric Range, Freezer, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Crawl Space, Finished, Partial

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Landscaped, Views
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2023
Date Sold	October 24th, 2023
Days on Market	140

Zoning	R-1B
HOA Fees	0.00

Listing Details

Listing Office Grassroots Realty Group Ltd.

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