

\$699,900 - 9307 Wedgewood Drive South, Wedgewood

MLS® #A2101675

\$699,900

5 Bedroom, 4.00 Bathroom, 2,365 sqft

Residential on 0.14 Acres

Wedgewood, Wedgewood, Alberta

This gorgeous two-story house is situated in the highly sought-after Wedgewood neighborhood and boasts a range of exquisite features. On the upper floor, there are four spacious bedrooms and a full bath. The luxurious master suite is sure to impress, with a cozy fireplace, and large walk-in closet. The ensuite boasts double sinks, a gorgeous tiled shower, and a corner bubble tub for ultimate relaxation. The main floor features stunning hardwood and tile flooring throughout. There are two more stylish gas fireplaces, one in each sitting room. The large kitchen is a chef's dream, complete with brand new granite countertops, a very large island, and gas range. There are also heavy-duty pull-out drawers and pantry space, as well as a separate bar area with a sink and room for a wine or second bar fridge.

The fully developed basement offers plenty of additional living space, including a large laundry/storage room, a huge rec area, and a 3-piece bath with a slate floor. There are also French doors leading to a large bedroom or theatre room, complete with its own fireplace as well.

The huge fenced backyard is perfect for outdoor entertaining, with a 20x20 aggregate patio off the kitchen nook, a garden box, and a 16x16 shed for extra storage. The driveway, sidewalks, and veranda are all done in exposed aggregate concrete, while the house and shed are finished with Hardy Plank siding. The double garage is drywalled, heated, and



features a new Epoxy floor. This fantastic home also features air conditioning! Your family is sure to enjoy this beautiful home and the great neighborhood!!

Built in 2004

Essential Information

MLS® #	A2101675
Price	\$699,900
Sold Price	\$660,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,365
Acres	0.14
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	9307 Wedgewood Drive South
Subdivision	Wedgewood
City	Wedgewood
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8W 2G6

Amenities

Parking Spaces	6
Parking	Double Garage Attached

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Gas Range, Refrigerator, Washer/Dryer
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	4
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, City Lot
Roof	Cedar Shake
Construction	Concrete
Foundation	ICF Block

Additional Information

Date Listed	January 15th, 2024
Date Sold	April 8th, 2024
Days on Market	84
Zoning	muni
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Grande Prairie
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