

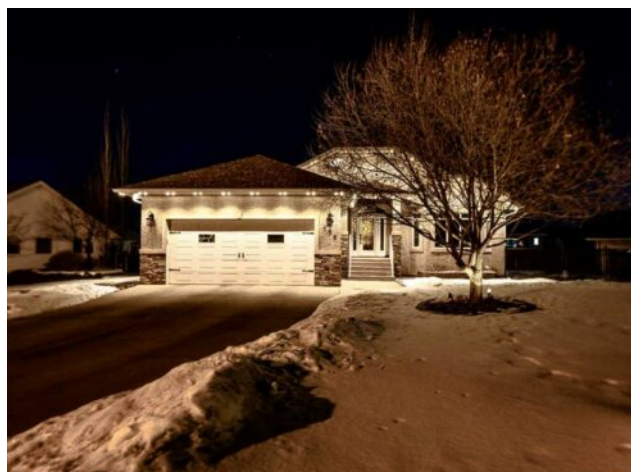


DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
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ASSOCIATE

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105 Park Meadows Place
Olds, Alberta

MLS # A2186789



\$998,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,828 sq.ft.	Age:	2006 (19 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Double Garage Detached		
Lot Size:	0.19 Acre		
Lot Feat:	Back Lane, Back Yard, Cul-De-Sac, Irregular Lot, Landscaped, Underground		

Heating:	In Floor, Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Walk-Up To Grade	LLD:	-
Exterior:	Stone, Stucco, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-

Features: Bar, Built-in Features, Central Vacuum, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Skylight(s), Sump Pump(s), Vinyl Windows

Inclusions: Electric Fireplace, Vermont Casting N/G BBQ

This immaculate, move-in-ready bungalow is filled with many upgrades (ask for realtor for the list) and radiates charm, functionality, and elegance. A spacious grand entrance welcomes you into an open-concept layout highlighted by soaring vaulted ceilings. To the right, a bright office and a convenient 2-piece bathroom create an ideal workspace before you transition into the heart of the home. The gourmet kitchen boasts maple cabinets, granite countertops, a large central island and two skylights that flood the space with natural light. A walk-in pantry connects the kitchen to a practical mudroom entrance leading to the double attached 25' x 23' garage. From the kitchen, garden doors open to an expansive 14' x 43' covered rear deck featuring a rubber coating for durability—perfect for entertaining or relaxing outdoors. The adjoining dining area flows seamlessly into the living room, which offers custom built-ins and a cozy gas fireplace. The spacious primary bedroom also opens to the covered back deck and includes a luxurious 4-piece ensuite with a walk-in closet. A well-equipped main floor laundry room with a sink completes this thoughtfully designed level. A circular staircase leads to the fully developed walkout basement with in-floor heating and 9-foot ceilings. The expansive family room mirrors the main floor with built-ins and a gas fireplace. Additional highlights include a games area, a wet bar, two large bedrooms, a 4-piece bathroom, and a large utility/storage room. The beautifully landscaped exterior offers privacy with mature trees, an underground sprinkler system, a firepit area, and RV parking with power. A double detached 28' x 30' garage with in-floor heating, 220 power, an epoxy floor finish, and solar panels enhances the property's value, along with an additional storage shed. Don't miss the opportunity to view this

home to appreciate the quality and layout. A true gem that shows 100%!