



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

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9316 102 Street  
Sexsmith, Alberta

MLS # A2187533



\$484,900

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R
Foundation:	ICF Block	Utilities:	-
Features:	Kitchen Island, Open Floorplan, See Remarks		

**Inclusions:** Refrigerator, Stove, Dishwasher, Microwave, Washer, Dryer, Garage Door Opener, Central Air Conditioner

Welcome to this fully developed 5 bedroom, 3 bathroom bi-level home featuring central air conditioning and a heated double attached garage located in the family-friendly community of Sexsmith. The main level features an open-concept floor plan with a bright living room centered around a cozy fireplace, a spacious kitchen complete with an island and ample cabinet space, and a dining area perfect for entertaining. The main floor also includes two generous bedrooms and a private primary suite with a walk-in closet and 4 piece ensuite. The fully finished basement offers two additional bedrooms, a 3 piece bathroom, and a large rec room, ideal for family movie nights or hosting guests. Situated on a quiet street with a fully fenced & landscaped yard, this home is move-in ready and perfect for growing families. Book your showing today!