

\$827,900 - 7726 Saxony Road, Rural Grande Prairie No. 1, County of

MLS® #A2250298

\$827,900

4 Bedroom, 4.00 Bathroom, 2,039 sqft
Residential on 0.50 Acres

Carriage Lane Estates, Rural Grande Prairie
No. 1, County of, Alberta

Welcome to this impressive two-storey family abode, a suburban retreat tailored for those yearning to upgrade their lifestyle. With an inviting central staircase greeting you upon entry from the front door, this home exudes a harmonious blend of elegance and comfort. The heart of the home is a capacious kitchen, equipped with granite counters, a sizeable island, eat-up bar, walk-in pantry, garburator, under cabinet mood lighting, and an exquisite coffee bar. The kitchen flows seamlessly into a versatile main floor, offering a formal dining area, a cozy living room with a featured gas fireplace, and a sitting room or den, all boasting hardwood floors and providing various options for arranging your ideal living space. Upstairs, a sanctuary awaits with four well-appointed bedrooms, ensuring the family remains connected. The master suite is a place of tranquillity, featuring a full ensuite with a luxurious deep bath and a walk-in closet. Three additional bedrooms serviced by a spacious main bathroom complete this floor. The lower level boasts a recreational area with sliding doors that open to a snug living space, which can serve as an extra bedroom or a bonus room. Currently it's perfectly setup as an in law suite including a kitchenette with fridge, substantial storage and closet space, and a full bathroom with a walk-in shower and heated floors. The expansive plot boasts a



nearly equal balance of concrete parking space and lush grass, complemented by garden beds, young and mature trees, all enveloped by a fully fenced yard. The composite wrap-around deck, adorned with glass panel regal railing, provides a splendid outdoor living space. This home is brimming with bonuses: new central air conditioning, an irrigation system, security features, a gas BBQ line, RV hookups, updated light fixtures throughout, and fresh paint on upper and lower floors. The triple car garage, with its robust epoxy floors, is heated and finished with 220V power, offering copious parking and storage solutions. This property is a rare gem, meticulously crafted for the discerning family in search of their forever home.

Built in 2008

Essential Information

MLS® #	A2250298
Price	\$827,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,039
Acres	0.50
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	7726 Saxony Road
Subdivision	Carriage Lane Estates
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of

Province	Alberta
Postal Code	T8X 0G4

Amenities

Parking Spaces	10
Parking	Concrete Driveway, Multiple Driveways, RV Access/Parking, Triple Garage Attached, Gravel Driveway
# of Garages	3

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Sump Pump(s), Tankless Hot Water, Walk-In Closet(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Garden, Misting System, Storage, RV Hookup
Lot Description	Back Yard, Corner Lot, Front Yard, Fruit Trees/Shrub(s), Landscaped
Roof	Asphalt Shingle
Construction	ICFs (Insulated Concrete Forms), Vinyl Siding
Foundation	ICF Block

Additional Information

Date Listed	August 21st, 2025
Zoning	RE

Listing Details

Listing Office	Century 21 Grande Prairie Realty Inc.
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