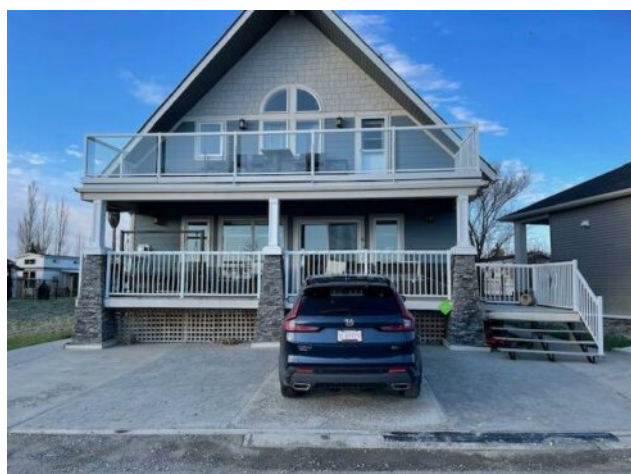


55 White Pelican Way
Rural Vulcan County, Alberta

MLS # A2219972



\$449,900

Division:	Lake McGregor Country Estates		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,596 sq.ft.	Age:	2007 (18 yrs old)
Beds:	5	Baths:	3
Garage:	Off Street		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Greenbelt, Interior Lot		

Heating:	Boiler, None	Water:	Private
Floors:	Carpet, Slate, Wood	Sewer:	Lagoon
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	4-21-16-W16
Exterior:	Cement Fiber Board, Wood Frame	Zoning:	RR
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Central Vacuum, Closet Organizers, Crown Molding, Granite Counters, Kitchen Island, Natural Woodwork, Pantry, Recessed Lighting		
Inclusions:	golf cart (requires batteries)		

This custom built home is truly high end. When you walk through the doors, you know...custom cabinets, window coverings, granite, granite dining room table, stained glass light fixture, slate floors, the list goes on. This home is built for a large family, Five bedrooms, 3.5 bathrooms, 2 fireplaces. This home must be seen to be appreciated.