

\$1,150,000 - 13 Chinook Crescent, High Level

MLS® #A2244888

\$1,150,000

4 Bedroom, 3.00 Bathroom, 2,660 sqft

Residential on 0.53 Acres

NONE, High Level, Alberta

VENDOR MOTIVATED! A beautiful Custom Executive Home, a sprawling resort-like yard with a fabulous tripled garage. This amazing home comes with all the bells-and- whistles that you'd expect from a home of this caliber...welcome to 13 Chinook Drive ,you'll find this picturesque .50 acre parcel of land hosting a one-of-a-kind 4 Bed+Office/Den/3 Bath Custom haven . This unique home boasts lots of oversized picture windows inviting cheerful natural light indoors, executive finishing with hardwood walnut, tumbled marble & natural slate, that effortlessly combines modern & traditional elements, superb extra features, more storage & parking than you will ever need, and incomparable outdoor living space that makes you feel like you are living at a private 5-star resort! A walkway leads to a pillared porch with an over-height ceiling, while a front 8 ft solid fir door welcomes you into the foyer. Hardwood flooring flows into a stunning Great Room with custom coffered ceiling & maple crown moldings where a generous use of glass visually connects the space to your backyard oasis! A handsome floor-to-ceiling two-sided quarry rock wood fireplace...a great focal point for the room that is ready and waiting to bring warmth and ambiance to your evenings of relaxation & entertaining. The inspiring Chef's Kitchen is a culinary lover's dream-come-true with its abundance of wood cabinetry, sumptuous granite countertops, handmade copper wrapped brick and glass tile



backsplash, a large island with an extended breakfast bar, a frosted glass door that opens to a walk-in Pantry, & quality stainless steel appliances including a double wall oven. From the Dining Room, a garden door opens to allow your gatherings to spill out to a massive 3 tiered deck with custom iron railing leading to the pergola & gazebo while enjoying soft music through the surround sound. This very private retreat offers sun-sational exposure, lovely maintenance free water features & gardens. Stepping back inside you'll find a peaceful Primary Bedroom wing sporting a large walk-in closet with built-ins, and a luxurious 5 pc spa ensuite with dual- cast iron vessel sinks , a stand-alone cast iron clawfoot tub, & a huge glass custom steam shower . From the foyer, french doors open to a delightful Den/Office, while quietly tucked away at the opposite end of the home is a Bedroom & a Bath with a custom slate shower...your pampered guest will enjoy so much privacy & comfort. The handcrafted spiral walnut staircase leads to every entertainer's dream! 10 ft ceilings with open-concept complete with a bar & a Theatre Room to watch the latest movie or game on the 103" big screen. Breathtaking quarry rock pillars & stunning maple built-in library, while tucked away at the opposite end is a fabulous Guest Wing complete with 2 generously-sized Bedrooms, walk-in closets & a 4 pc Bath with custom slate shower, soaker tub and double cast-iron sinks. This home & its exquisiteness, elegance and luxurious is awaiting your admiration.

Built in 2005

Essential Information

MLS® #	A2244888
Price	\$1,150,000
Bedrooms	4

Bathrooms	3.00
Full Baths	3
Square Footage	2,660
Acres	0.53
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	13 Chinook Crescent
Subdivision	NONE
City	High Level
County	Mackenzie County
Province	Alberta
Postal Code	T0H1Z0

Amenities

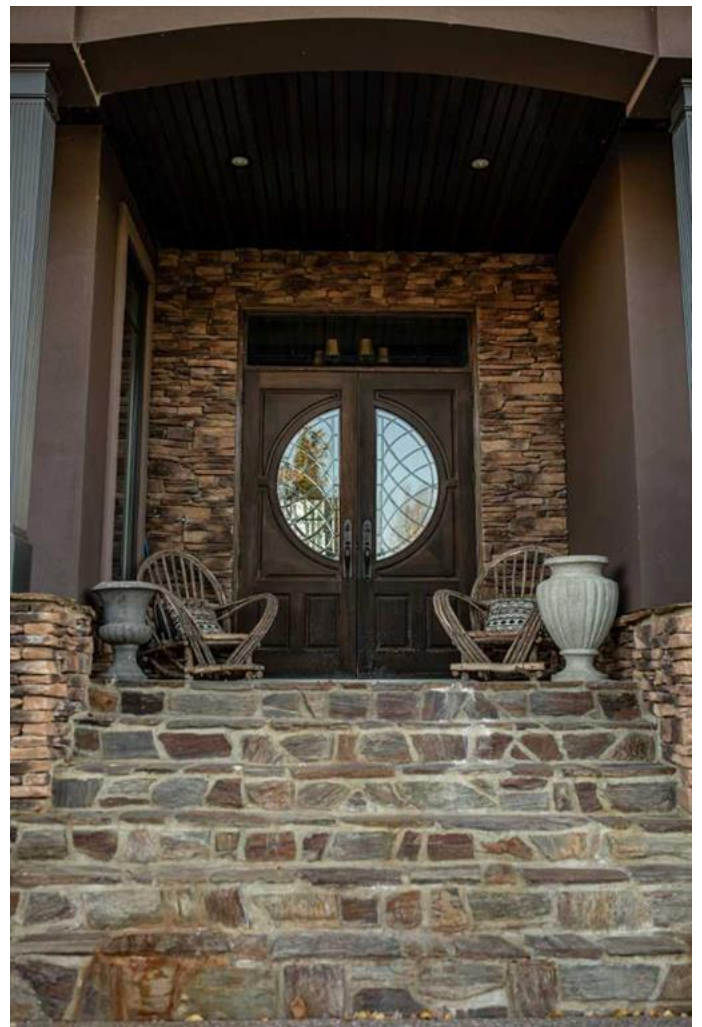
Parking Spaces	6
Parking	Parking Pad, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Breakfast Bar, Built-in Features, Double Vanity, Granite Counters, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Built-In Gas Range, Double Oven
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Irregular Lot, Landscaped,



	No Neighbours Behind, Gazebo
Roof	Asphalt Shingle
Construction	Stucco, Silent Floor Joists
Foundation	ICF Block

Additional Information

Date Listed	August 1st, 2025
Days on Market	2
Zoning	R-1

Listing Details

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.