



GRASSROOTS
REALTY GROUP

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10741 150 Avenue
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2219506



\$749,900

Division:	Whispering Ridge		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,801 sq.ft.	Age:	2020 (5 yrs old)
Beds:	4	Baths:	3
Garage:	Concrete Driveway, Garage Door Opener, Heated Garage, Triple Garage Att		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Low Maintenance Landscape, Rectangu		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Ceramic Tile, Hardwood, Vinyl	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Tankless Hot Water, Walk-In Closet(s)		
Inclusions:	None		

Welcome to this beautifully well maintained home in the highly desirable Whispering Ridge community. Immaculate and fully turn-key, this property is packed with features that blend luxury, comfort, and convenience. From the moment you arrive, you'll appreciate all it has to offer. The main floor boasts a bright, open-concept layout with tall ceilings and elegant hardwood flooring throughout. The kitchen is a chef's dream, featuring a gas cooktop, farmhouse sink, and a spacious butler's pantry. A modern fireplace feature adds warmth and style to the open living and dining area. Also on the main level are two well-sized bedrooms and a full bathroom, offering plenty of space for family or guests. Upstairs, the luxurious primary suite includes a walk-in closet and a stunning five-piece ensuite that looks straight out of a magazine. The added convenience of upstairs laundry makes daily living even easier. The fully finished basement continues the high-end feel of the home, offering a large open space, an additional bedroom, and a bathroom—perfect for a home gym, media room, or guest suite. In addition it offers a heated triple-car garage and the low-maintenance curb appeal, thanks to artificial turf in the front yard. The fully fenced and landscaped backyard is perfect for entertaining or relaxing, with a paved patio, fire pit area, and plenty of space to enjoy. Inside, the home features central air conditioning and a hot water on demand system for year-round comfort. Located within walking distance to a K–8 school, scenic walking and biking trails, and a community pond for winter skating, Whispering Ridge is the perfect place to raise a family. This exceptional home truly has it all–style, comfort, and location. A must-see property in one of the area's most sought-after communities.

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