



14920 106 Street  
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2138303



**\$699,900**

<b>Division:</b>	Whispering Ridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Modified Bi-Level		
<b>Size:</b>	2,032 sq.ft.	<b>Age:</b>	2024 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Off Street, Parking Pad, Triple Garage Attached		
<b>Lot Size:</b>	0.17 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard		

**Heating:** Forced Air

**Water:** Public

**Floors:** Carpet, Hardwood, Tile

**Sewer:** Public Sewer

**Roof:** Asphalt Shingle

**Condo Fee:** -

**Basement:** See Remarks

**LLD:** -

**Exterior:** Stone, Vinyl Siding

**Zoning:** RR2

**Foundation:** Poured Concrete

**Utilities:** -

**Features:** Beamed Ceilings, Ceiling Fan(s), Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s), Wired for Sound

**Inclusions:** N/A

This stunning Hendrix Ltd modified bi-level is a true showstopper! Step inside to discover a luxurious main floor master bedroom complete with a spa-like ensuite and conveniently located laundry. Upstairs, you'll find two additional bedrooms and a stylish main bath, with the option to add two more bedrooms and bath in the basement. The soaring 9-14ft ceilings throughout create a bright and airy atmosphere, with plenty of natural light flooding in. The gourmet kitchen features sleek quartz countertops and opens up to the spacious living room, perfect for entertaining friends and family. Outside, this home boasts ample street parking and a massive triple garage measuring 43'x26', providing plenty of space for all your vehicles and toys. Plus, there's even the option to add a garage heater for those chilly winter days. This home is also conveniently located close to Whispering Ridge school. \*Seller is a licensed Realtor in province of Alberta