

10636 148 Avenue  
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2283039



## \$774,900

<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>	2026 (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		

<b>Heating:</b>	Forced Air	<b>Water:</b>	Public
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Fiberglass	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding	<b>Zoning:</b>	RR2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**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)

**Inclusions:** N/A

\*High Mark Homes Job 366\* The Hendrix II, a modified bi-level on one of the last lots with a walkout basement in Whispering Ridge! Step inside to discover soaring ceilings and an open entryway that leads you to the main floor which features a gourmet kitchen with sleek quartz countertops and spacious living room. The luxurious main floor primary bedroom is complete with a spa-like ensuite and conveniently located laundry. Upstairs, you'll find two additional bedrooms and a stylish main bath, for a total of 3 beds and 2.5 baths. The 9-16ft ceilings throughout create a bright and airy atmosphere, with plenty of natural light flooding in through the large covered deck and a triple car garage measuring 39'6"x26'11". Estimated completion date early May 2026. \*Seller is a licensed Realtor in province of Alberta