



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