

10227B 149 Avenue
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2286323



\$390,000

Division: Whispering Ridge

Type: Residential/Four Plex

Style: 2 Storey

Size: 1,405 sq.ft. **Age:** 2024 (2 yrs old)

Beds: 3 **Baths:** 2 full / 1 half

Garage: Single Garage Attached

Lot Size: 0.06 Acre

Lot Feat: Other

Heating: Forced Air, Natural Gas

Water: Other

Floors: Carpet, Tile, Vinyl

Sewer: Other

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Vinyl Siding

Zoning: MDR

Foundation: Poured Concrete

Utilities: -

Features: Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Pantry

Inclusions: Central air, OTR microwave.

Gorgeous executive 2-storey townhome in Whispering Ridge offers 3 bedrooms and 3 bathrooms, perfect for personal living or investing in your future. The main floor features a welcoming entry with closet and half bath, an open-concept kitchen and living area with crisp white soft-close cabinets, quartz countertops, stainless steel appliances, and a corner pantry, all complemented by durable luxury LVP flooring. Upstairs, the master suite accommodates a king bed, includes a spacious 2-person walk-in closet, and a luxurious ensuite with his-and-hers sinks and shower, while two additional bedrooms, a full bathroom, and a convenient laundry room complete the upper level. The unfinished basement is ready for your personal touch, ideal for an extra bedroom or rec room. Additional highlights include a high-efficiency furnace, hot water on demand, central air, matching window coverings, a 12x26 garage, and a welcoming neighborhood, making this home an excellent choice.