

\$369,900 - B, 10307 149 Avenue, Rural Grande Prairie No. 1, County of

MLS® #A2238443

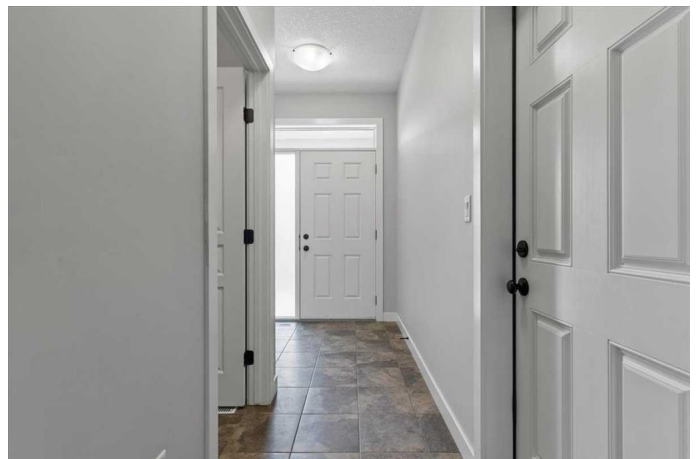
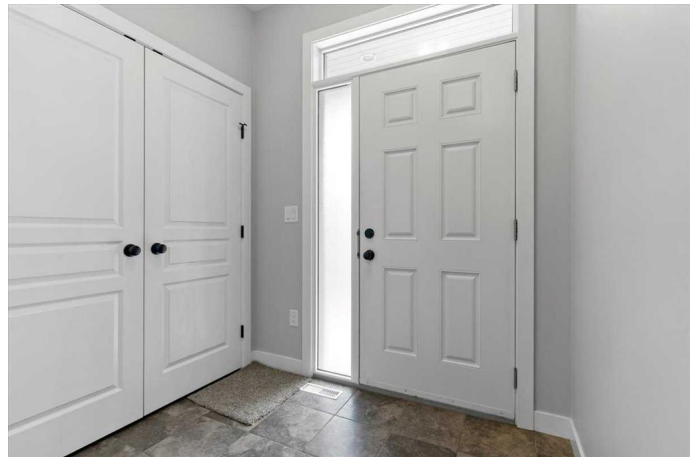
\$369,900

3 Bedroom, 3.00 Bathroom, 1,489 sqft
Residential on 0.05 Acres

Whispering Ridge, Rural Grande Prairie No. 1,
County of, Alberta

Welcome to your executive two story, low maintenance home that shows like new! Just steps away from a K-8 school situated within the master planned community of Whispering Ridge. Access to several playgrounds, walking and bike trails throughout the neighbourhood offer a friendly and active lifestyle for you and yours. This low maintenance, NO HOA fees home is an excellent starter, downsize or right sized property. Upon entry you will notice a spacious entrance with large closet, 2 piece powder room and an open-floor concept seamlessly connecting your kitchen, living and dining area. The bright kitchen offers quartz countertops, a large island allowing for additional seating and a walk in, corner pantry. Heading upstairs to the second level you have a full 4 piece bathroom, laundry room, 2 good sized bedrooms and the primary suite. The expansive primary bedroom features a large walk in closet with wood shelving and a dual vanity in the ensuite, offering additional storage as nice sized walk in shower. Outside you have your own attached single car garage as well as a low maintenance side yard that is fenced. With a price point below Grande Prairie's average home sale price, this property won't last long. Connect with your preferred agent to set up a viewing today!

Built in 2015



Essential Information

| | |
|----------------|------------------------|
| MLS® # | A2238443 |
| Price | \$369,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,489 |
| Acres | 0.05 |
| Year Built | 2015 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey, Side by Side |
| Status | Active |

Community Information

| | |
|-------------|---------------------------------------|
| Address | B, 10307 149 Avenue |
| Subdivision | Whispering Ridge |
| City | Rural Grande Prairie No. 1, County of |
| County | Grande Prairie No. 1, County of |
| Province | Alberta |
| Postal Code | T8W 0S1 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 2 |
| Parking | Driveway, Single Garage Attached, Paved |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Double Vanity, Granite Counters, Kitchen Island, Pantry, Tankless Hot Water |
| Appliances | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|------------------------------------|
| Exterior Features | None |
| Lot Description | Front Yard, Other |
| Roof | Asphalt Shingle |
| Construction | Concrete, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 9th, 2025 |
| Days on Market | 2 |
| Zoning | MDR |

Listing Details

| | |
|----------------|------------------------------|
| Listing Office | Grassroots Realty Group Ltd. |
|----------------|------------------------------|

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