

10305B 149 Avenue
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2172633



\$380,000

| | | | |
|------------------|---|---------------|------------------|
| Division: | NONE | | |
| Type: | Residential/Four Plex | | |
| Style: | Townhouse | | |
| Size: | 1,377 sq.ft. | Age: | 2021 (3 yrs old) |
| Beds: | 4 | Baths: | 2 full / 1 half |
| Garage: | 220 Volt Wiring, Single Garage Attached | | |
| Lot Size: | 0.05 Acre | | |
| Lot Feat: | Other | | |

Heating: Forced Air

Water: Drinking Water

Floors: Carpet, Ceramic Tile, Vinyl Plank

Sewer: Public Sewer

Roof: Asphalt

Condo Fee: -

Basement: Full, Partially Finished

LLD: 11-72-6-W6

Exterior: Vinyl Siding

Zoning: MDR

Foundation: Poured Concrete

Utilities: -

Features: Quartz Counters

Inclusions: Window coverings

Welcome to this fantastic opportunity in the sought-after Whispering Ridge community! Just steps away from the local school, this beautiful home is perfect for families and anyone seeking a well priced home in a great neighborhood. This nearly-new home is only 1 year old still has 9 years of new home warranty and boasts a modern design with luxurious quartz countertops in the kitchen. The 2 story layout is ideal for families with nice separation from the living space to the sleeping area and also hosting a upper floor laundry room for your convenience. The partially developed basement offers endless potential— with just a bit of trim work and a bathroom completion you will have a fully finished home. Enjoy a single-car garage, extra long driveway and a fully fenced side yard outside. The quiet neighborhood provides a peaceful retreat while being close to essential amenities.! Don't miss your chance to own a home with modern feel I in a prime location! For more information or to schedule a viewing, contact us today!