

# **\$679,900 - 10706 150 Avenue, Rural Grande Prairie No. 1, County of**

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MLS® #A2245852

**\$679,900**

3 Bedroom, 3.00 Bathroom, 1,938 sqft  
Residential on 0.16 Acres

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

Construction pictures taken July 10. House is actively under construction. NOW OFFERING A \$10,000 Cash back incentive. The Meghan® by Little Rock Builders is a 1900+ sq ft 2 story plan with a walk out basement, bonus room & upstairs laundry! This house is located in Whispering Ridge 10706 150 Ave. The main floor offers a functional open space that's great for hosting & entertaining. The kitchen, living and dining area is open, bright, super functional. It has a walk-through pantry that leads you into a boot room entry coming in from the garage. Plus there is a nice sized front entry. Upstairs you'll find 3 bedrooms, 2 full bathrooms, a bonus room & laundry room. The master bedroom includes a large wall in closet, beautiful ensuite and a large bedroom space. And you will appreciate the functional touches of the laundry room, double sinks in the main bath and the large bonus room. The oversized garage measures 36 X 25'6" giving you lots of space for vehicles & toys! Possession will be 3-4 months after we receive a conditional offer.



Built in 2025

## **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | A2245852  |
| Price  | \$679,900 |

|                |             |
|----------------|-------------|
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,938       |
| Acres          | 0.16        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 10706 150 Avenue              |
| Subdivision | Whispering Ridge              |
| City        | Rural Grande Prairie No. 1, C |
| County      | Grande Prairie No. 1, County  |
| Province    | Alberta                       |
| Postal Code | T8X 0S5                       |

### Amenities

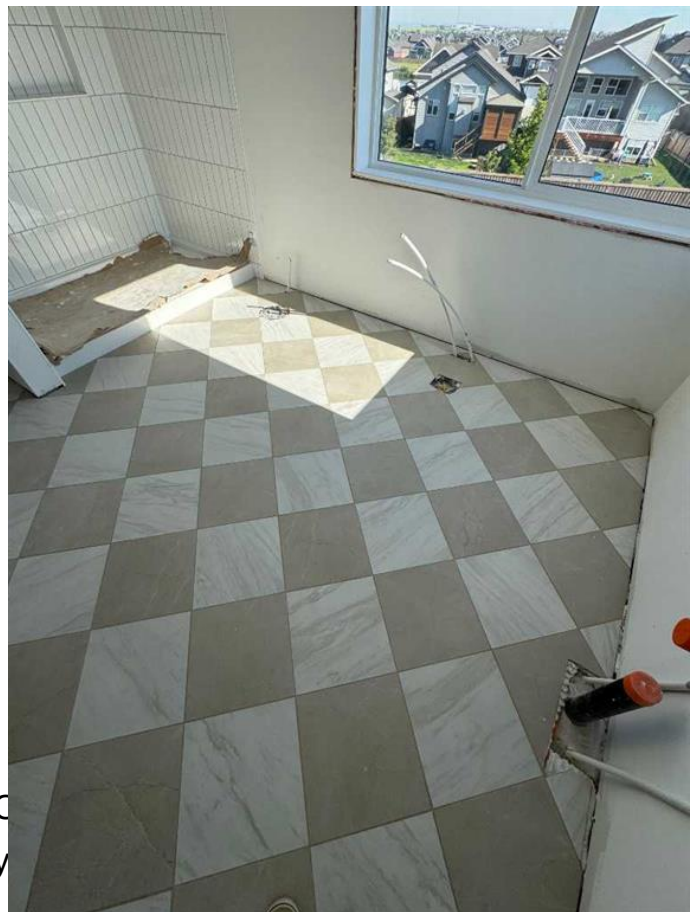
|                |                        |
|----------------|------------------------|
| Parking Spaces | 6                      |
| Parking        | Triple Garage Attached |
| # of Garages   | 3                      |

### Interior

|                   |                  |
|-------------------|------------------|
| Interior Features | See Remarks      |
| Appliances        | See Remarks      |
| Heating           | Forced Air       |
| Cooling           | None             |
| Fireplace         | Yes              |
| # of Fireplaces   | 1                |
| Fireplaces        | Gas              |
| Has Basement      | Yes              |
| Basement          | Full, Unfinished |

### Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior Features | Other                                                                 |
| Lot Description   | Back Yard, City Lot, Front Yard, Rectangular Lot, Standard Shaped Lot |



|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | See Remarks     |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 4                |
| Zoning         | RR-2             |

**Listing Details**

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

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