

# \$749,900 - 10721 146 Avenue, Rural Grande Prairie No. 1, County of

---

MLS® #A2217465

**\$749,900**

3 Bedroom, 3.00 Bathroom, 1,995 sqft  
Residential on 0.17 Acres

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

\*High Mark Homes Job 370\* The Myron II, a modern and meticulously designed 3 bedroom, 2.5 bathroom modified bi-level home spanning 1995 square feet. This stunning property features high-end finishes and a thoughtful floor plan that is sure to impress. The main floor boasts a primary suite and convenient laundry facilities, and an oversize hidden pantry. The kitchen and bathrooms are adorned with luxurious quartz countertops, adding a touch of elegance to the space. The home features impressive 9-14ft ceilings throughout with a vaulted ceiling (including timber beams) in the kitchen and dining room. This home includes oversize main floor windows along with a covered deck with stairs in the back. The Myron II is thoughtfully designed to offer the option of a mother-in-law suite (including second entrance from garage), providing flexibility and versatility for multi-generational living arrangements. This home also has a triple size garage measuring 36'x28'8". Estimated completion September 5, 2025. \*Seller is a licensed Realtor in the province of Alberta



Built in 2025

## Essential Information

MLS® #                      A2217465

Price	\$749,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,995
Acres	0.17
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

### Community Information

Address	10721 146 Avenue
Subdivision	Whispering Ridge
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8X0X5

### Amenities

Parking Spaces	6
Parking	Off Street, Oversized, Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Built-in Features, Closet Organizers, Open Floorplan, Pantry, Quartz Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Beamed Ceilings
Appliances	None
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	See Remarks

### Exterior

Exterior Features	Other, Rain Gutters
Lot Description	Other
Roof	Fiberglass
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 16th, 2025
Days on Market	1
Zoning	RR2

**Listing Details**

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



Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.