

\$764,900 - 10701 146 Avenue, Rural Grande Prairie No. 1, County of

MLS® #A2266820

\$764,900

2 Bedroom, 2.00 Bathroom, 1,673 sqft
Residential on 0.19 Acres

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



High Mark Homes Job 416 The Ryler is a stunning 2 bed, 2 bath bungalow that perfectly blends craftsmanship, comfort, and style. Situated on a desirable corner lot, this home welcomes you with a charming covered front patio and an impressive triple car garage measuring 33'™x30'™x21'™8"•" perfect for vehicles, storage, or a workshop setup. Inside, the open-concept main living area features vaulted ceilings with striking wood beams and a floor-to-ceiling fireplace feature, creating a warm and inviting atmosphere. The large chef's kitchen is a true showpiece, complete with quartz countertops, a spacious island, and ample cabinetry for storage and prep space. Step out to the covered back deck, ideal for entertaining or relaxing in any season. With thoughtful design, high-end finishes, and timeless appeal, The Ryler offers the perfect balance of luxury and livability. Estimated project completion date is mid February 2026. *Seller is a licensed realtor in the province of Alberta



Built in 2025

Essential Information

MLS® #	A2266820
Price	\$764,900
Bedrooms	2

Bathrooms	2.00
Full Baths	2
Square Footage	1,673
Acres	0.19
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	10701 146 Avenue
Subdivision	Whispering Ridge
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8X 0X5

Amenities

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, See Remarks, Walk-In Closet(s), Beamed Ceilings, Sump Pump(s)
Appliances	None
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Corner Lot, Front Yard, Rectangular Lot

Roof	Fiberglass
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 24th, 2025
Days on Market	5
Zoning	RR2

Listing Details

Listing Office	Grassroots Realty Group Ltd.
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