



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**47 Day Close**  
**Red Deer, Alberta**

**MLS # A2213659**



**\$609,900**

<b>Division:</b>	Deer Park Village		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,512 sq.ft.	<b>Age:</b>	1987 (38 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.15 Acre		
<b>Lot Feat:</b>	City Lot, Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas
<b>Floors:</b>	Carpet, Hardwood, Tile
<b>Roof:</b>	Asphalt
<b>Basement:</b>	Finished, Full
<b>Exterior:</b>	Stucco, Wood Frame
<b>Foundation:</b>	Poured Concrete
<b>Features:</b>	Central Vacuum, Double Vanity, See Remarks

<b>Water:</b>	-
<b>Sewer:</b>	-
<b>Condo Fee:</b>	-
<b>LLD:</b>	-
<b>Zoning:</b>	R1
<b>Utilities:</b>	-

**Inclusions:** gas stove, fridge, dishwasher, 2 washers, 2 dryers, all window coverings, central vacuum, garage door control

LOCATION, LOCATION, LOCATION.... Incredible family home where style & comfort live! High in character & located on a quiet close with surrounding homes of the same top quality. This home has 6 bedrooms, plus a workout room. The design of this home is perfect for a family that wants privacy throughout. Open main floor; spacious main floor family room with a wood fireplace with a log lighter, front office, bedroom, kitchen with dinette, separate dining room, living room, bathroom & laundry. Upstairs the roomy master bedroom has a walk-in closet & a large 5 piece ensuite with 2 sinks, shower & makeup counter. There are two other well-sized bedrooms & a 4 piece bath. A true highlight is the basement that could accommodate privacy for teenagers or even another family. The basement was completed in 2016 with a new bathroom & 3 large bedrooms with a walk-in closet, & one bedroom used as a workout room. A separate laundry room was built in 2025. Also a wet bar. Over 3700 sq. ft. of comfortable living space in all 3 levels. Talk about privacy! Another huge plus is the new shingles in the Fall of 2024 (30 year shingles). All Poly B replaced in early 2025. The homeowner has invested lots in upgrading the home over the last few years. Totally private west facing backyard & deck. Beautiful brick front exterior with a covered front entry. If you are looking for the total package, THIS IS IT. An absolute MUST SEE!