



GRASSROOTS
REALTY GROUP

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**65 Alberts Close
Red Deer, Alberta**

MLS # A2222832



\$626,700

Division:	Anders South		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,113 sq.ft.	Age:	2003 (22 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Driveway, Insulated, Oversized		
Lot Size:	0.13 Acre		
Lot Feat:	Landscaped, Standard Shaped Lot, Underground Sprinklers		

Heating: In Floor, Forced Air, Hot Water, Natural Gas

Floors: Ceramic Tile, Concrete, Hardwood, Tile

Roof: Asphalt Shingle

Basement: Finished, Full, Walk-Out To Grade

Exterior: Stone, Stucco, Wood Frame

Foundation: Poured Concrete

Features: Central Vacuum, Storage, Walk-In Closet(s)

Water: Public

Sewer: Sewer

Condo Fee: -

LLD: -

Zoning: R1

Utilities: Cable, Natural Gas

Inclusions: Fridge, Stove, Built-in Dishwasher, Built-in Microwave Hood fan, Built-in Vacuum and attachments, Washer, Dryer, Garage Door Opener and 2 Controls

MOTORCYCLE ENTHUSIASTS!!! Motorcycle Garage in Back of House! This amazing House truly has it all including Open Floor Plan, Custom Stone Fireplace; Den off the entry; low maintenance patio off the kitchen/dining area overlooking the amazing backyard; Stainless Appliances; Upstairs you will find a Large Bonus room with custom stone faced fireplace; Large Primary Bedroom with a spa like ensuite with soaker tub and tiled stand alone 5' shower with large walk-in closet. Walkout basement with 21'x31' rec room with stamped concrete flooring, JBL surround sound; 4th bedroom and a gorgeous 3 piece bath. The Back Yard features amazing Roman Euro paving-stone with a stone fire-pit area; stone flowerbeds; stairs to the main floor patio; motorcycle garage with an overhead door leading to the paved alley and vinyl fencing. Extra's in the home include but are not limited to: underfloor heat on all 3 levels of the home ran by a high efficiency boiler system(which also heats the forced air system); Abus remote controlled sound system throughout the house and Underground sprinklers! If you are looking for all of the extra's at a great price, this is definitely it!