



GRASSROOTS
REALTY GROUP

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7 Ralston Crescent Red Deer, Alberta

MLS # A2242920



\$479,900

Division:	Rosedale Meadows		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,624 sq.ft.	Age:	2001 (24 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	220 Volt Wiring, Double Garage Detached, RV Access/Parking		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Gazebo, Landscaped, Lawn, Many Trees, Pie Shaped		

Heating: Forced Air, Natural Gas

Floors: Carpet, Linoleum

Roof: Asphalt Shingle

Basement: Finished, Full

Exterior: Vinyl Siding, Wood Frame

Foundation: Poured Concrete

Features: Closet Organizers

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-N

Utilities: -

Inclusions: N/A

Welcome to 7 Ralston in the gorgeous and developed subdivision of Rosedale Meadows. Conveniently located close to plenty of shopping, schools, parks including one right across the street, and walking trails. This 4-level split offers an open concept kitchen with stainless steel appliances, dining room and living room space on the main floor and two bedrooms on the upper floor, including a LARGE primary bedroom with ample space to accommodate a king-sized bed, a four-piece ensuite, and an additional two-piece bathroom. Another bedroom with a walk-in closet and a bathroom can be found in the fully finished basement. The basement also has a family room with a gas fireplace and a separate laundry room. The yard is flourishing with trees and perennials and features a covered deck with a pergola and privacy curtains. The double detached garage is set up for 220v wiring and has back alley access with space for up to 40-foot RV Parking. This home is also wired for a hot tub. There is PLENTY of storage with a 30x21 ft crawl space storage in the basement. The roof was last updated approximately three years ago, and the home was painted and updated with vinyl plank flooring 2 years ago.