



GRASSROOTS
REALTY GROUP

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

39 Memorial Parkway
Rural Red Deer County, Alberta

MLS # A2247950



\$714,900

Division:	Liberty Landing		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,080 sq.ft.	Age:	2019 (6 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Front Drive, Heated Garage		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Landscaping		

Heating:	Fireplace(s), Forced Air	Water:	Other
Floors:	Carpet, Vinyl	Sewer:	Other
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	29-37-27-W4
Exterior:	Concrete, Stone, Vinyl Siding	Zoning:	DCD-9A
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Sump Pump(s), Walk-In Closet(s)		
Inclusions:	N/A		

Visit [REALTOR® website](#) for additional information. This exceptional custom-built residence with A/C showcases over \$100,000 in premium upgrades and an unparalleled attention to detail. The heated double attached garage—finished with epoxy flooring—doubles as a refined man cave or extra storage, while the home's prime location backs directly onto tranquil green space. In sought-after Liberty Landing, Red Deer County—close to everything you need and enjoying the advantage of lower taxes. Step inside to a bright, open-concept main level where expansive windows frame beautiful views. The living room, anchored by a stylish fireplace, flows seamlessly into the chef-inspired kitchen featuring a large island with breakfast bar, gleaming quartz countertops, upgraded tile backsplash, walk-in pantry, and an elegant dining area with glass doors opening to the deck for enjoying the outdoors. The main level also has a mudroom and 2 pc bath for convenience. Upstairs, a versatile loft connects to 3 bedrooms and 2 full baths, including the luxurious primary suite with walk-in closet and spa-inspired 5-piece ensuite. The convenience of an upper-level laundry adds to the thoughtful design. The fully finished lower level offers a spacious recreation room with a fireplace, a dedicated home gym, and a fourth bedroom—perfect for guests or extended family. Outside, the partially covered deck invites year-round relaxation while capturing the stunning, uninterrupted views of the surrounding green space. This home seamlessly blends refined design, modern comfort, and a coveted location—offering an extraordinary lifestyle