



GRASSROOTS
REALTY GROUP

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

**123 Oaklands Crescent
Red Deer, Alberta**

MLS # A2254094



\$537,500

Division:	Oriole Park West		
Type:	Residential/House		
Style:	Modified Bi-Level		
Size:	1,380 sq.ft.	Age:	2007 (18 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces F		
Lot Size:	0.11 Acre		
Lot Feat:	Landscaped		

Heating:	In Floor, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Aluminum Siding , Stone, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Central Vacuum, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows		
Inclusions:	Gazabo, TVS and mounts.		

Great curb appeal is the first thing that will catch your eye. This fully developed Modified Bi-Level home offers 4 bedrooms and 3 bathrooms. Home is meticulously maintained and offers many features such as a spacious foyer, upgraded trim, niches, granite counter tops, stainless appliances only 1 year old and 4 years full warranty left on them, new plank flooring throughout main floor and Primary bedroom, corner pantry. Custom entertainment center with electric fireplace. Primary bedroom features 4 pc ensuite, and beautiful tiled corner jetted tub, and walk in closet. Basement offers a cozy family/media room, with 2 more bedrooms and 4 pc bathroom. Garden door off dining area to a private deck with natural gas hook-up, overlooking nicely landscaped yard and dry storage underneath deck. Garage is fully finished and heated. Mini split efficient air conditioner unit in Primary bedroom.