



GRASSROOTS
REALTY GROUP

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**34 Vold Close
Red Deer, Alberta**

MLS # A2259529



\$385,000

Division:	Vanier Woods		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,291 sq.ft.	Age:	2007 (18 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Irregular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-D
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Pantry		

Inclusions: Stove, refrigerator, washer/dryer

Half Duplex with Finished Basement & Attached Garage. Welcome to this spacious half duplex that checks all the boxes for comfortable family living! Ideally located near shopping, schools, and parks, this home offers both convenience and lifestyle. Step inside to find a bright and functional layout. The main floor features an open-concept living area with easy access to the deck and fully fenced yard – perfect for entertaining, kids, or pets. Upstairs, you’ll find three bedrooms, including a primary suite with a walk-in closet. The upper level is designed with family in mind, offering plenty of space and privacy. The FULLY FINISHED basement expands your living options with a bedroom, full bathroom, and family living area. Attached garage for secure parking and storage. Low-maintenance fenced yard for outdoor enjoyment. Close proximity to schools, parks, and shopping amenities This property offers the perfect balance of function, style, and location. Don’t miss your chance to make it your next home!