



GRASSROOTS
REALTY GROUP

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7 Nellis Avenue
Red Deer, Alberta

MLS # A2262464



\$389,000

Division:	Normandeau		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,094 sq.ft.	Age:	1980 (45 yrs old)
Beds:	3	Baths:	2
Garage:	220 Volt Wiring, Alley Access, Double Garage Detached, Garage Door Opener		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Landscaped, Rectangular Lot		

Heating: Fireplace Insert, Forced Air, Natural Gas, Wood

Floors: Carpet, Hardwood, Tile

Roof: Shingle

Basement: Finished, Full, Separate/Exterior Entry

Exterior: Brick, Concrete, Vinyl Siding, Wood Frame

Foundation: Poured Concrete

Features: Built-in Features, Ceiling Fan(s), French Door, Recessed Lighting, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-L

Utilities: -

Inclusions: Shed

Great home and great location! This split level family home offers large, bright spaces and is steps away from parks and schools!! There is something for everyone in this beautifully maintained home, the upper level is set up nicely for a young family, with a renovated 4pce bath, large master bedroom, and 2 smaller bedrooms for the kids. The main level starts with a large and well lit front living room at the front of the home, and a renovated kitchen featuring maple cabinets and ample counter space. There is beautiful hardwood flooring on the main level, modern paint, and many newer windows throughout. The third level includes a large family room, beautifully renovated bath, wood burning fireplace, and newer carpet. The basement is finished with a large flex room, easily converted to the 4th bedroom. There is a large rear deck, nicely maintained yard, and heated detached 24x24 garage plus RV parking. Other upgrades include newer shingles, furnace, and central A/C!