



**GRASSROOTS**  
REALTY GROUP

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**51 Lake Street**  
**Rural Red Deer County, Alberta**

**MLS # A2275145**



**\$545,500**

<b>Division:</b>	Liberty Landing		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,383 sq.ft.	<b>Age:</b>	2022 (3 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Alley Access, Double Garage Detached, Off Street, Parking Pad		
<b>Lot Size:</b>	0.11 Acre		
<b>Lot Feat:</b>	Back Lane		

**Heating:** High Efficiency, Forced Air, Natural Gas

**Floors:** Tile, Vinyl Plank

**Roof:** Asphalt

**Basement:** Full

**Exterior:** Wood Frame

**Foundation:** Poured Concrete

**Features:** See Remarks

**Water:** Public

**Sewer:** Public Sewer

**Condo Fee:** -

**LLD:** 29-37-27-W4

**Zoning:** DCD-9A

**Utilities:** -

**Inclusions:** Fridge x2 (up and down), Stove x 2, Dishwasher x1, Washer x2, Dryer x2

Welcome to this stunning newly constructed, two-story home on a desirable corner lot. The main floor boasts an impressive, open-concept layout centered around a designer kitchen that seamlessly flows into a spacious living room highlighted by a cozy fireplace. Upstairs, convenience meets comfort with a dedicated laundry room and three generous bedrooms, including a luxurious primary suite complete with a private en-suite. The property is uniquely enhanced by a legally suited basement, offering an expansive and bright separate living space featuring a large bedroom, a four piece bathroom, and an open kitchen, dining and living area. Completing this exceptional package is a roomy 19x20 double garage for parking and storage. This home is a must see for those seeking modern design, functional living.