



**75 Doherty Close  
Red Deer, Alberta**

**MLS # A2295501**



**\$459,900**

<b>Division:</b>	Devonshire		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,446 sq.ft.	<b>Age:</b>	2002 (24 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.18 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn,		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-N
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home		

**Inclusions:** all appliances, all window coverings, garage door lift and remote

WHAT A SPOT! Tucked away on a quiet cul-de-sac on an oversized lot, and backing onto a walking path sits this cute 2-storey home. The detached, heated oversized double garage can easily fit two large trucks - and RV / extra parking is an added bonus to this already lovely property. The covered front veranda welcomes you into the home, which offers a living room plus gas fireplace and a half bath conveniently off the entry. The kitchen offers a centre island plus dining space, and the rear entry offers coat storage and a laundry closet. Upstairs the primary bedroom features a full ensuite plus walk in closet, and an additional 2 bed / 1 full bath finishes off the space. The basement offers a large storage room that could be used as a bedroom, and another full bath plus rec area. The rear composite deck is massive, and updated stamped concrete can be enjoyed on both the front and back walkways. A truly lovely property front to back!