



**77 Allan Close
Red Deer, Alberta**

MLS # A2300774



\$539,000

Division:	Anders Park		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,415 sq.ft.	Age:	1975 (51 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Driveway		
Lot Size:	0.19 Acre		
Lot Feat:	Back Lane, Landscaped, See Remarks		

Heating: Forced Air, Natural Gas

Floors: Carpet, Linoleum

Roof: Asphalt Shingle

Basement: Full

Exterior: Brick, Concrete, Stucco, Wood Frame

Foundation: Poured Concrete

Features: Bar, Separate Entrance

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-L

Utilities: -

Inclusions: Fireplace Accessories, Garage Door Remote (1), Chain Link Storage, Garage Cabinetry (2), Hot Tub

Welcome to this meticulously maintained one-owner home in the desirable, mature neighbourhood of Anders Park. Tucked away on a quiet Close and facing a beautiful green space, this property offers a rare combination of location, condition, and long-term potential. This thoughtfully maintained bi-level reflects years of pride of ownership. For those requiring additional space, the original blueprints (included) outline the option for two additional bedrooms in the basement. While the current layout features an expansive recreation room, electrical and lighting were intentionally installed to align with the future bedroom design, offering flexibility for growing families or added value. This home features two wood burning fireplaces, adding warmth and character to both levels. Step outside to a private, fully landscaped yard highlighting a stunning three-tiered cedar deck, complete with a built-in hot tub ~ an ideal setting for relaxing or entertaining. An oversized, detached garage and long concrete driveway provide great off-street parking. This is a rare opportunity to own a solid (fir construction), exceptionally well-cared-for home in one of Red Deer's most established communities.