



**332, 6 Michener Boulevard  
Red Deer, Alberta**

**MLS # A2300981**



**\$399,900**

<b>Division:</b>	Michener Hill		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	1,139 sq.ft.	<b>Age:</b>	2014 (12 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Boiler, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 602
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	PS
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), No Smoking Home, Pantry		

**Inclusions:** N/A

Retirement living does not get any better than at Sierras Michener Hill! This secure, comfortable and well maintained 55+ building is an ideal spot to visit with friends and meet new ones, there are many social activities to get involved in if you choose or simply relax on the deck and enjoy the view! This upgraded unit is beautifully designed, with a large upgraded kitchen offering ample counter and cabinet space, an eating bar, plus a large pantry for additional storage. Recently installed custom blinds allow full control of the natural light entering from the south facing windows. Relax on a large balcony perfect for those beautiful sunny days and bask in the sun. There are 2 large bedrooms, including the master bedroom with full 3 piece ensuite and a huge walk-in shower designed for easy access plus a walk-in closet! The main 4 piece bath is located conveniently beside the SECOND BEDROOM and takes care of guests or makes a great office. This unit has A/C, there is separately titled Underground parking with a wash bay, as an added convenience the elevator is a short walk from the parking stall. Some great features of this community minded building include a library, Games Room, event room, Car wash bay in the heated underground parking and large woodworking shop. This unit and building are in excellent condition, are you ready to call it home?