



**6177 Orr Drive
Red Deer, Alberta**

MLS # A2301070



\$332,000

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|------------------|---------------------------------|---------------|-------------------|
| Division: | Oriole Park West | | |
| Type: | Residential/Duplex | | |
| Style: | Attached-Side by Side, Bi-Level | | |
| Size: | 725 sq.ft. | Age: | 2007 (19 yrs old) |
| Beds: | 4 | Baths: | 2 |
| Garage: | Off Street, Parking Pad | | |
| Lot Size: | 0.07 Acre | | |
| Lot Feat: | Back Lane | | |

| | | | |
|--------------------|---|-------------------|-----|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R-D |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Laminate Counters, Pantry, Primary Downstairs | | |

Inclusions: blinds

PERFECT STARTER home or INVESTMENT property! This immaculate home shows pride of ownership and has brand new upgrades including new lighting, new paint, new blinds, new trim, new appliances, new toilets, & new VINYL PLANK flooring. Spacious kitchen has a CORNER PANTRY, TILED BACKSPLASH and plenty of counter space as well as an EAT UP BAR. Lots of room for that dining room set and patio doors lead to a good sized deck. Awesome living room space and 3 piece bath as well as smaller bedroom, perfect for den, playroom or BABY'S ROOM complete the upper floor. Downstairs are 3 more bedrooms, a full 4 piece bathroom, laundry and under stair storage. Spacious and MAINTENANCE FREE front & back yard which is FULLY FENCED! Enjoy room to park 2 vehicles in back for off street parking and the close proximity to schools, playgrounds and shopping! Don't miss viewing this lovely home today that SHOWS LIKE A "10"!