



**43 Veronica Close
Red Deer, Alberta**

MLS # A2117699



\$779,900

Division:	Vanier East		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,245 sq.ft.	Age:	2015 (9 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Driveway, Garage Door Opener, Garage Faces Front, Ov		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Backs on to Park/Green Space, Lawn, Reverse Pie Sh		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Suite	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Open Floorplan, Pantry, See Remarks, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: Fridge (2), Stove (2), Dishwasher (2), Washer (2), Dryer (2), allwindow coverings, garage door opener and remote

LEGAL SUITE BACKING ONTO TRAILS! Beautiful design on this Sorento-built two-storey home on a very desirable cul-de-sac in Vanier East. Featuring front attached triple garage, 2 bed / 1 bath legal suite in the basement and a large reverse-pie lot! Two tiered deck in the back yard, additional parking pad along the side of the home, garden boxes - this property has it all! Tons of natural light in the open main-floor kitchen / dining / living room, with tile-faced gas fireplace. Engineered hardwood throughout the main, vinyl plank in the basement to match! Off the garage you will find built in storage, a large pantry and walk-through butler pantry. Upstairs features 3 bedrooms plus a bonus / flex room that could be converted into a 4th bedroom! Upper level laundry is right of the primary bedroom, which features a full ensuite with separate tub / shower combo and large walk-in his/hers closet. You can't beat the location, and this is excellent design home. Use the legal suite to supplement the mortgage, or Airbnb it out, or use it as a Nanny-suite! There is also alley access along the side of the property with additional storage space for a trailer!