



GRASSROOTS
REALTY GROUP

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55 N 300 W
Raymond, Alberta

MLS # A2118417



\$875,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,706 sq.ft.	Age:	2018 (6 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Triple Garage Attached		
Lot Size:	0.34 Acre		
Lot Feat:	Back Yard, Front Yard, No Neighbours Behind, Landscaped, Standard Shape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Composite Siding	Zoning:	R
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Double Vanity, High Ceilings, Open Floorplan, Pantry, Storage, Walk-In Closet(s)		

Inclusions: fridge, stove, dishwasher, washer, dryer, window coverings, AC, garage door openers and remotes, stand up freezer, microwave, basketball hoop in the gym

Welcome to a positively incredible, luxury family home in the town of Raymond!! This home is conveniently located in the newer Bridge Crossings neighbourhood, close to schools, the Raymond pool and recreation centre, and only a 15 minute drive away from Lethbridge! It has ALL the high end finishes you have been looking for like: floor to ceiling doors throughout, luxury vinyl plank, quartz countertops, stainless steel appliances, a coffered ceiling in the dining room, natural gas fireplace in the living room, HUGE covered deck, and not only your own gym room downstairs but your own basketball court!! When you pull up to the home you will appreciate the large triple, heated, attached garage, hardi-board and stone siding, and the large front porch area. You will also note that it is located directly across from a green space, so you won't ever have any neighbours in front of you! This two storey home has five large bedrooms, a main floor office, and three and a half bathrooms including a stunning primary bedroom ensuite with a walk in shower, soaker tub, and double vanity. The kitchen has an impressively large island, lots of cabinetry, and a walk-in pantry. If you have kids or grandkids, they will love the massive backyard, that is fully fenced with a low maintenance white, vinyl fence, giving the backyard a clean look. This home is fully equipped with central air conditioning, plenty of storage room, underground sprinklers, and so much more! If you have been looking for a one of a kind property outside the hustle and bustle of the city look no further!! Call your REALTOR® and come see this home today!