



**71 Adams Close
Red Deer, Alberta**

MLS # A2141332



\$539,000

Division:	Anders South		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,299 sq.ft.	Age:	2002 (22 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Landscaped		

Heating:	High Efficiency, In Floor, Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Concrete, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-

Features: Breakfast Bar, Ceiling Fan(s), Central Vacuum, French Door, High Ceilings, Jetted Tub, Open Floorplan, Pantry, See Remarks, Soaking Tub, Storage, Tankless Hot Water, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)

Inclusions: Book cases in front office, garage shelving

Immaculate bungalow in Anders! This one is a beauty, bright and welcoming ~ the open concept main level includes hardwood and tile flooring with vaulted ceilings throughout, large rear and transom windows allow natural light to flood this Fanta built gem! The main floor features a perfectly laid out kitchen with ample birch cabinetry, plenty of counter space, stainless appliances & is nicely connected to the dining area! There is a bright living room with feature gas fireplace, also a front office and separate laundry room and storage/mud room off of the attached double garage. The master bedroom has its own walk-in closet and en-suite with jetted tub and separate shower! The basement is fully finished with vinyl plank flooring, high ceilings, in-floor heat, a large family/games room, full bath and 2 large bedrooms! This lovely home also has a whole home filtration system including air filtration, HE central A/C, a high efficiency furnace, hot water on demand, additional attic insulation, there is a hot and cold tap in the garage, and it's fully fenced and landscaped!