



**GRASSROOTS**  
REALTY GROUP

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**208 Wiley Crescent  
Red Deer, Alberta**

**MLS # A2200419**



**\$449,900**

<b>Division:</b>	Westlake		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,025 sq.ft.	<b>Age:</b>	2007 (18 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached, Front Drive		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space, Environmental Reserve, Landscaped, No Nei		
<b>Heating:</b>	Forced Air, Natural Gas		
<b>Floors:</b>	Carpet, Hardwood, Linoleum, Tile		
<b>Roof:</b>	Asphalt Shingle		
<b>Basement:</b>	Finished, Full, Walk-Out To Grade		
<b>Exterior:</b>	Wood Frame		
<b>Foundation:</b>	Poured Concrete		
<b>Features:</b>	Granite Counters		
<b>Water:</b>	-		
<b>Sewer:</b>	-		
<b>Condo Fee:</b>	-		
<b>LLD:</b>	-		
<b>Zoning:</b>	R1		
<b>Utilities:</b>	-		

**Inclusions:** n/a

Great Westlake Family Bungalow. Kitchen with eating bar, pantry and gas stove. Living and dining room include hardwood floors with large deck overlooking the Environmental Reserve. Granite counter tops to be installed in kitchen and all 3 full bathrooms. Master suite includes large walk-in closet and full ensuite. Second bedroom on main floor and 2nd full bathroom. Lower level includes large utility room with washer and dryer, children's playroom, 3rd bedroom, 3rd full bathroom and another kitchen with walkout to the backyard. Close to bus route, schools, parks and shopping. Attached double garage.