



**38 Vold Close
Red Deer, Alberta**

MLS # A2206558



\$374,900

Division:	Vanier Woods		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,301 sq.ft.	Age:	2007 (18 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Garage Door Opener, Garage Faces Front, Single Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Landscaped, Pie Shaped Lot		

Heating:	Mid Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1A
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, Breakfast Bar, Kitchen Island, Pantry, Storage, Walk-In Closet(s)		

Inclusions: Fridge, stove, dishwasher, hood fan, window coverings, washer, dryer, garage door opener & 1 control.

A renovated half duplex with an attached single car garage on a pie shaped lot! The front entryway greets you to the open style floor plan that features brand new vinyl plank flooring. There is a powder room off the front entryway. Follow through the archway to the living room that features double windows. Maple kitchen cabinets are accented by black appliances (brand new dishwasher), crown moldings, full tile backsplash, a corner sink and a pantry. The dining room has a patio door with built in blinds to the deck and pie shaped lot. Upstairs features brand new carpet, 3 bedrooms and a 4 piece bathroom with an extended vanity and a window. The king sized primary bedroom has a walk in closet with a window. The basement is ready for your development with rough in for a bathroom. Renovations just completed: professionally painted, vinyl plank flooring, carpet, dishwasher, shingles, 2 new toilets, kitchen tap & 2 new smoke detectors! Located on a close within walking distance to parks and the trail system.