



GRASSROOTS
REALTY GROUP

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105 5 Street NE
Redcliff, Alberta

MLS # A2208756



\$375,000

| | | | |
|------------------|---------------------------------------|---------------|------------------|
| Division: | NONE | | |
| Type: | Residential/Duplex | | |
| Style: | Attached-Side by Side, Bi-Level | | |
| Size: | 841 sq.ft. | Age: | 2025 (0 yrs old) |
| Beds: | 4 | Baths: | 2 |
| Garage: | Double Garage Detached, Heated Garage | | |
| Lot Size: | 0.07 Acre | | |
| Lot Feat: | Back Yard, Front Yard, Lawn | | |

| | | | |
|--------------------|---|-------------------|----|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Laminate | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Mixed, Wood Frame | Zoning: | R2 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Double Vanity, High Ceilings, Open Floorplan, Quartz Counters, Storage, Tankless Hot Water, Vinyl Windows | | |

Inclusions: \$5000.00 towards an appliance package will be supplied.

Welcome to this stunning, newly built half-duplex by Hira Stone Developments Inc.! As you step inside, you'll immediately appreciate the beauty and craftsmanship of this home. Featuring 9-foot ceilings on both the main floor and basement, the space feels open and airy. The main floor includes a spacious bedroom/den and a full 4-piece bathroom. The kitchen is a standout with gorgeous quartz countertops and a stylish tile backsplash. The open-concept design seamlessly connects the kitchen, dining room, and living room, creating a perfect space for entertaining family and friends. Downstairs, you'll find three additional generous-sized bedrooms and a 5-piece bathroom. Each bedroom is bright and welcoming, thanks to large windows that let in plenty of natural light. The home also boasts an on-demand hot water system with an energy-efficient manifold, ensuring hot water is delivered only where needed, reducing energy waste. Additionally, an energy-efficient furnace and central air conditioning provide comfort year-round. The double-detached heated garage offers ample space for parking and storage. Enjoy relaxing mornings or evenings on your choice of the front or back deck. Don't miss your chance to own this beautiful, brand-new home!