



**61, 2816 Botterill Crescent
Red Deer, Alberta**

MLS # A2309997



\$339,900

Division:	Bower		
Type:	Residential/Duplex		
Style:	Attached-Up/Down, Bungalow		
Size:	1,107 sq.ft.	Age:	1989 (37 yrs old)
Beds:	3	Baths:	2
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Close to Clubhouse, Landscaped, No Neighbours Behind, Private		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 708
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R3
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, No Animal Home, No Smoking Home, Wet Bar		

Inclusions: N/A

Welcome to Horizon Village , a well managed 50+Adult community offering a low -maintenance living in a quite friendly community close to all amenities. This well kept fully developed Bungalow features hardwood floors, blond oak cabinets, walk in shower in main bathroom, stainless fridge & stove. Patio doors off kitchen to a covered deck and private backyard.Basement offer large family room 3rd bedroom ,hobby room area and 4 piece Bathroom.Poly-B piping has been all replaced with pex. Furnace replaced about 1 year ago, HWT is approximately 10 years old.Shingles are approximately 10 yeas old.Home is also equipped with a chair lift. Additionally costly repairs like shingles, siding windows, and driveways are all taken care of by the association.Other qualities of this community RV storage \$25 a month, Clubhouse rental for family gatherings \$50.Plus there’s a full time maintenance man.