



**27 Ruttan
Red Deer, Alberta**

MLS # A2323261



\$615,000

Division:	Rosedale Meadows		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,274 sq.ft.	Age:	2002 (24 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Gazebo, Landscaped, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, Quartz Counters, Vinyl Windows		

Inclusions: Shed, Gazebo

Welcome to 27 Ruttan Close, an updated 5 bedroom, 3 bathroom bungalow in Rosedale Meadows ~ This is the kind of home that feels easy to live in. The main floor is bright, clean, and comfortable, with new paint throughout the entire home, new vinyl plank flooring through the main floor, and a cozy gas fireplace in the living room that gives the space a warm, settled feel ~ The kitchen and dining area are where the home really starts to come together. You have new quartz countertops, updated backsplash, newer stainless steel appliances, a large island, warm cabinetry, and a dining space that opens right onto the backyard. It is a practical layout for everyday life, but it also works really well when family or friends are over ~ The main floor gives you three bedrooms, including a comfortable primary bedroom with a beautifully redone ensuite. The ensuite has been finished with custom tile work, a glass shower, and thoughtful touches like a towel warmer. It feels clean, modern, and a little more special than what you normally expect ~ You also have an updated 4 piece main bathroom and main floor laundry, which makes the bungalow layout even more functional ~ Downstairs, the fully finished basement gives you the extra space families are always looking for. With 9 ft ceilings, in-floor heat, a large rec room, built-in shelving, two additional bedrooms, and another updated 4 piece bathroom, this level works for movie nights, teenagers, guests, hobbies, a play area, or just having room to spread out ~ Out back, this home really separates itself. The yard feels private, peaceful, and well cared for, with mature trees, white fencing, thoughtful landscaping, raised garden planters, a storage shed, and plenty of green space to enjoy. The large deck, covered gazebo area, and lower sitting space make it easy to picture summer evenings outside, morning coffee in the shade, or having

friends and family over without feeling boxed in ~ The big ticket items have also been handled, including a newer furnace, two newer hot water tanks, newer A/C, and the comfort of in-floor heat ~ With 5 bedrooms, 3 bathrooms, a double attached garage, meaningful updates throughout, and a backyard that feels like a true extension of the home, this Rosedale bungalow offers the space, comfort, and everyday livability that a lot of buyers are looking for.