



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

**53 Card Crescent
Red Deer, Alberta**

MLS # A2326243



\$599,900

Division:	Clearview Meadows		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,506 sq.ft.	Age:	1980 (46 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Interior Lot, Landscap		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage		

Inclusions: Fridge, Stove, Dishwasher, Microwave Oven, Washer, Dryer, Garage Door Opener + 1 Control, All Window Coverings (Custom Blinds), Shed

Welcome to this EXTENSIVELY RENOVATED 1500 sq. ft. BUNGALOW that perfectly blends MODERN LUXURY, COMFORT and FUNCTIONALITY!!! With 5 spacious bedrooms-3 on the MAIN FLOOR and 2 in the fully developed basement- and 3 beautifully UPDATED BATHROOMS, this home is designed to accommodate growing families, multigenerational living, or those seeking the convenience of one level living!!!! The spacious primary suite is a true retreat featuring a private 3-piece ensuite and generous his/her closets The BRIGHT, OPEN-CONCEPT main floor is flooded with NATURAL LIGHT through all-NEW WINDOWS and showcases stunning LUXURY VINYL PLANL flooring throughout. At the heart of the home is a GORGEOUS WHITE KITCHEN completed with NEW stainless appliances (1 yr old) ample soft close cabinetry, undermount lighting and an INVITING LAYOUT perfect for ENTERTAINING. This space also features, QUARTZ COUNTERTOPS, DESIGNER FULL TILED BACKSPLASH, LARGE EAT UP ISLAND, RECESSED LED LIGHTING and large wall pantry. Step outside and enjoy YOUR COVERED PATIO, offering the perfect space to relax, overlooking your new beautifully landscaped FENCED YARD! The fully developed basement provides EXCEPTIONAL additional living space with two bedrooms, a gym, a full bathroom, large family room and NEW PLUSH CARPET, creating a WARM and COMFORTABLE atmosphere. The 23x22 HEATED ATTACHED GARAGE adds year-round convenience, while the extensive renovations mean you can simply move in and enjoy. Other great peace of mind features include: NEW hot water tank, NEW high efficiency furnace, new stackable full-size laundry (in basement) NEW AIR CONDITIONING UNIT, new garden shed, all NEW LANDSCAPING, CURB IT and stone patio walk, EXTRA

INSULATION IN ATTIC, NEW WINDOWS, & DOORS ALL NEW EXTERIOR PAINT, and NEW FENCE. Whether you're raising a family and need room to grow or looking to retire, this home checks all the boxes. Located in the beautiful CLEARVIEW MEADOWS NEIGHBOUHOOD, a skip hop and jump to Clearview meadows park, paved walking trails and major bus routes! Truly a home you'll be proud to OWN!