



GRASSROOTS
REALTY GROUP

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**55 Agnew Close
Red Deer, Alberta**

MLS # A2343766



\$584,900

Division:	Aspen Ridge		
Type:	Residential/House		
Style:	Modified Bi-Level		
Size:	1,372 sq.ft.	Age:	2005 (21 yrs old)
Beds:	4	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached, Double Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Gazebo, Landscaped, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Siding	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), Central Vacuum, High Ceilings, Kitchen Island, Laminate Counters, Storage		

Inclusions: fridge, stove, BI dishwasher, BI microwave, washer, dryer, central vacuum and attachments, Gaezbo

ORIGINAL OWNER IN ASPEN RIDGE! FALL in love with this beautifully modified bi-level offers exceptional space, functionality, and value with 4 bedrooms 3 full bathrooms, and TWO finished double garages! The ATTACHED garage is 21'1" x 21'7" provides convenient access to the home, while the impressive DETACHED 23'1" x 27' garage is perfect for a man cave, workshop, or extra storage. There is also RV parking along side the detached garage. The main level features new flooring (2021) and a bright, open-concept. The kitchen showcases stunning MAPLE cabinetry, an eat-up island with bar seating, abundance of counter space, and a WALK-IN-PANTRY. The spacious dining area features garden doors leading to a covered, south-facing patio, creating a wonderful space for outdoor entertaining. The kitchen and dining area flow seamlessly into the front-facing living room, complete with a cozy gas fireplace. The main level also offers a spacious primary bedroom with a WALK-IN CLOSET and 4-piece ensuite. MAIN FLOOR LAUNDRY! Above the garage, you'll find two additional bedrooms and another full 4-piece bathroom. The BASEMENT adds even more versatility with a large fourth bedroom, and 3-piece bathroom. COZY family room perfect for movie nights, and a flexible bonus space that could be used for exercise equipment, a play area, home office.. Additional updates include new shingles approximately 7 years ago, two new hot water tanks (2024), and a new furnace motor and blower (2024). The in-floor heating adds an extra level of comfort throughout the home. Outside, enjoy a fully fenced, low-maintenance backyard complete with a fire pit and covered south-facing patio, making outdoor living easy and enjoyable. With generous living space, THOUGHTFUL updates, two double garages, RV parking, and a fantastic location! Seniors apartments located

directly behind this home makes for the best neighbours, clean yards and very quiet. THIS HOME SHOWS 10/10.