



GRASSROOTS
REALTY GROUP

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**C1, 35 Nash Street
Red Deer, Alberta**

MLS # A2348423

\$199,000

Division:	Normandeau		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	964 sq.ft.	Age:	1977 (49 yrs old)
Beds:	3	Baths:	2
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 518
Basement:	Full	LLD:	-
Exterior:	Stucco	Zoning:	RH
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: Fridge, stove, dishwasher, washer, dryer, window coverings, shed

Updated end unit townhouse with fully finished basement on a corner lot in Normandeau. The main floor has a bright living room, a dining area, and an updated kitchen with brand new countertops and a large wall pantry. Freshly painted and all new flooring throughout! Upstairs you'll find three bedrooms and an updated full bathroom. The fully finished basement adds a family room, a home office, and a 3 piece bathroom, giving you two bathrooms and plenty of extra living space. New carpet and fresh paint throughout make it clean and move-in ready. The washer & dryer newer as well. Outside, there's a small, low maintenance fenced yard with a storage shed, plus two parking stalls. The windows and roof have been replaced by the condo corporation. Close to schools, parks, shopping, and transit. Furnace is being serviced as well as duct cleaning. Aluminum windows were replaced 15 years ago. All new switches and plugs as well. The living room and dining photos already have a "Virtually staged"