

4063, 35468 Range Road 30
Rural Red Deer County, Alberta

MLS # A2128996

\$419,900



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|------------------|-------------------------------|---------------|-------------------|
| Division: | Gleniffer Lake | | |
| Type: | Residential/House | | |
| Style: | Bungalow | | |
| Size: | 976 sq.ft. | Age: | 2005 (19 yrs old) |
| Beds: | 2 | Baths: | 1 |
| Garage: | Parking Pad | | |
| Lot Size: | 0.06 Acre | | |
| Lot Feat: | Corner Lot, Landscaped, Paved | | |

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|--------------------|---|-------------------|----------|
| Heating: | Forced Air, Propane | Water: | Private |
| Floors: | Ceramic Tile, Hardwood | Sewer: | Sewer |
| Roof: | Asphalt Shingle | Condo Fee: | \$ 4,298 |
| Basement: | None | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R7 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Central Vacuum, Granite Counters, No Smoking Home, Pantry, Vaulted Ceiling(s) | | |

Inclusions: N/A

This charming bungalow at Gleniffer Lake combines stunning upgrades with a serene lakeside lifestyle. The home boasts a beautiful stucco exterior and gleaming hardwood floors, showcasing pride of ownership from its long-term owners since 2006. The property sits on a nicely landscaped corner lot, featuring vibrant flower beds and a powered bunk house that accommodates 2-3 people, along with an outdoor shed, a propane pig with a direct line to the BBQ, a covered front verandah, and a spacious back deck with glass railings. Inside, the well-appointed kitchen is a highlight, featuring granite countertops, oak cabinetry, a walk-in corner pantry, a breakfast bar, upgraded stainless steel appliances, and a gas stove. The bathroom is equally luxurious, offering a jetted soaker tub, a separate shower, granite counters, and tile flooring. Additional amenities include a gas fireplace, built-in vacuum with toe sweep, phantom screens on both doors, four ceiling fans, upgraded lighting, 3 1/4" baseboards, a 4' insulated crawl space, and blow-in insulation in the attic. This home offers the perfect blend of comfort, style, and functionality, making it an ideal retreat for those seeking the tranquil beauty of Gleniffer Lake. With quick possession available, you can soon enjoy all the luxuries this stunning property has to offer.