

16 Halman Crescent Red Deer, Alberta

MLS # A2147869



\$379,900

Division:	Highland Green		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,200 sq.ft.	Age:	1979 (45 yrs old)
Beds:	5	Baths:	3
Garage:	Additional Parking, Alley Access, Concrete Driveway, Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Reverse Pie Shaped Lot, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Laminate	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full	LLD:	-
Exterior:	Wood Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Natural Gas Connected
Features:	Bar, Bookcases, Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Pantry, Recessed Lighting, Separate Entrance, Soaking Tub, Storage		

Inclusions: FRIDGE, STOVE, DISHWASHER, MICROWAVE, COUCH IN BASEMENT, A/C, GARAGE DOOR OPENER & CONTROL, BLINDS, ALL WINDOW COVERINGS, SHED, PROJECTOR SCREEN

FULLY DEVELOPED 5 BEDROOM, 3 BATH BUNGALOW WITH 1200 SQ. FT. ABOVE GRADE ~ HEATED 24' x 22' GARAGE ~ SUNNY WEST FACING BACKYARD ~ Brick and wood exterior create eye catching curb appeal ~ Covered front entry welcomes you to this well cared for home with many recent updates ~ The living room has large windows overlooking the front yard and is centred by a cozy wood burning fireplace that features a raised hearth, brick surround and a wood mantle ~ Easily host a large family gathering in the spacious dining room with tons of natural light from the south facing window ~ The kitchen offers a functional layout with plenty of white cabinets, ample counter space and space for an eating nook with floor to ceiling windows ~ Just off the kitchen is a separate entry (with access to the basement) leading to the deck massive and garage ~ The primary bedroom can easily accommodate a king size bed plus multiple pieces of furniture, has dual closets with mirrored doors, and a 3 piece ensuite ~ 2 additional main floor bedrooms conveniently located across from the updated 4 piece main bathroom ~ The fully finished basement offers a large family room with built in bookshelves that opens to a recreation space with wood paneling and a bar, plus two generous size bedrooms, a 3 piece bathroom with a soaker tub, laundry located in it's own room, plus plenty of space for storage ~ Other great features and upgrades include; central vacuum, central air conditioning, recently painted with neutral colours throughout ~ Heated 24' x 22' garage is insulated, finished with drywall, has built in shelving and a man door to the backyard ~ The sunny west facing backyard is fully fenced, landscaped with well established trees, shrubs and perennials, has a garden shed, tons of grassy yard space and back alley access ~ Excellent location with multiple schools, parks,

playgrounds, walking trails, Bower Ponds, multiple plazas with shopping, restaurants, and all other amenities within walking distance ~
Pride of ownership is evident in this well cared for home!