

48 Chism Close  
Red Deer, Alberta

MLS # A2173284



**\$279,900**

<b>Division:</b>	Clearview Meadows		
<b>Type:</b>	Residential/Four Plex		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,258 sq.ft.	<b>Age:</b>	1997 (27 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Additional Parking, Alley Access, Gravel Driveway, Parking Pad		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Corner Lot, Cul-De-Sac, Fruit Trees/Shrub(s), Front Y		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	Public
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	Electricity Connected, Natural Gas Connected
<b>Features:</b>	Breakfast Bar, Ceiling Fan(s), Closet Organizers, High Ceilings, Kitchen Island, Laminate Counters, Pantry, Separate Entrance, Storage, Vinyl Windows		
<b>Inclusions:</b>	FRIDGE, STOVE, DISHWASHER, WASHER, DRYER, BLINDS		

3 BEDROOM, 2 BATH 2-STOREY TOWNHOME WITH OVER 1250 SQ. FT. ABOVE GRADE ~ LOCATED ON A LARGE CORNER LOT IN A QUIET CLOSE FACING A TREED PARK SPACE ~ The foyer opens to the spacious living room with high ceilings and a large south facing bay window offering tons of natural light and views of the park ~ More windows in the sunny L-shaped kitchen that features plenty of light stained oak cabinets, ample counter space including an island with an eating bar, west facing box window above the sink and opens to the dining space where you can easily host a large family gathering ~ Just off the dining space is a large coat closet and a garden door with access to the deck, backyard & rear parking ~ 2 piece main floor bathroom ~ The primary bedroom can easily accommodate a king bed plus multiple pieces of furniture, has a large window offering natural light and views of the park across the street plus a large walk in closet with built in shelving ~ Just off the primary bedroom is a landing with room for a desk ~ A large 4 piece bathroom separates the primary bedroom from 2 additional bedrooms ~ The basement has laundry, plumbing roughed in for a 4 piece bathroom with plenty of space for a large family room and a bedroom ~ The backyard is landscaped with plenty of grassy space and has an oversized parking pad with room for at least two vehicles ~ Located across from a park with a playground and treed green space with easy access to multiple playgrounds, walking trails and the Michael O'Brien Wetland natural area (a popular trail for birding, running and walking) with easy access to multiple schools, shopping plazas, and all other amenities.