

# \$519,900 - 79 Ruttan Close, Red Deer

MLS® #A2141191

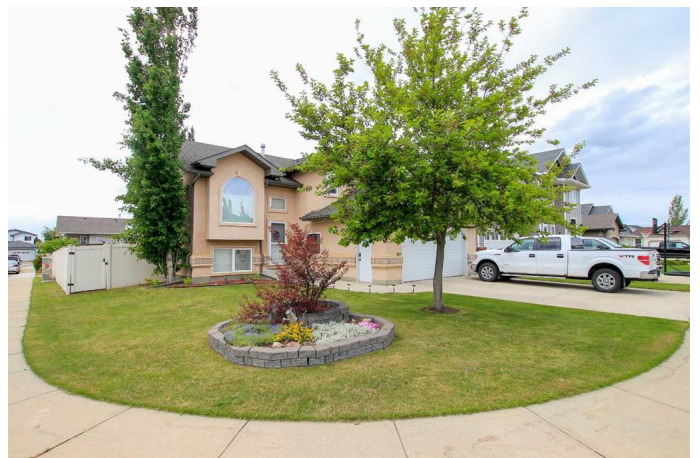
**\$519,900**

6 Bedroom, 3.00 Bathroom, 1,485 sqft  
Residential on 0.14 Acres

Rosedale Meadows, Red Deer, Alberta

FULLY DEVELOPED 6 BEDROOM, 3 BATH  
MODIFIED BI-LEVEL ~ HEATED 26' x 22'  
ATTACHED GARAGE ~ FULLY FENCED  
WEST FACING BACKYARD W/RV GATE ~

Mature landscaping and a stucco exterior offer eye catching curb appeal ~ Tile foyer with high ceilings that open to the main level welcomes you ~ Vaulted ceilings complemented by hardwood flooring creates a feeling of spaciousness ~ The living room features large windows that allow for plenty of natural light ~ The kitchen offers an abundance of white cabinetry accented with crown moulding, ample counter space including a large quartz island with an eating bar, pots and pan drawers and pendant lighting above, full tile backsplash, walk in corner pantry, window above the sink overlooking the backyard, a built in desk and upgraded stainless steel appliances (gas range) ~ Easily host a large family gathering in the dining room with garden door access to the two tiered deck and backyard ~ Main floor laundry is conveniently located and has built in cabinets and a sink ~ 2 main floor bedrooms are both a generous size, one bedroom offers built in cabinets/desk and a Murphy bed ~ 4 piece bathroom across from the bedrooms has an oversized vanity and a jetted tub ~ The private primary bedroom can easily accommodate a king size bed plus multiple pieces of furniture, has a walk in closet with built in cabinets and a bright ensuite with a walk in shower and separate make up vanity ~ The fully finished basement



has large above grade windows, high ceilings and operational in floor heating ~ The family room features built in shelving, tray ceiling with rows of recessed lighting and a gas fireplace with a niche above ~ 3 bedrooms including one oversized bedroom with recessed lighting and a tray ceiling ~ 3 piece bathroom with a walk in shower ~ Other great features include; water softener, central vacuum with attachments, ample space for storage ~ 26' L x 22' W heated attached garage is insulated, finished with drywall, has built in shelving and a man door to the front yard ~ The sunny west facing backyard is fully fenced with vinyl fencing, has back alley and street access plus an RV gate, offers an upper deck with duradek finish and enclosed storage below, a massive lower deck with composite boards, a stone patio and still tons of grassy yard space ~ Located in a quiet, family friendly close, steps to a large park with a community hall, playground and sports fields with easy access to walking trails, parks, multiple shopping plazas and schools ~ Pride of ownership is evident in this well cared for, spotless home!

Built in 1999

### **Essential Information**

MLS® #	A2141191
Price	\$519,900
Sold Price	\$516,000
Bedrooms	6
Bathrooms	3.00
Full Baths	3
Square Footage	1,485
Acres	0.14
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level

Status Sold

### Community Information

Address 79 Ruttan Close  
Subdivision Rosedale Meadows  
City Red Deer  
County Red Deer  
Province Alberta  
Postal Code T4P 3T2

### Amenities

Utilities Electricity Connected, Natural Gas Connected  
Parking Spaces 5  
Parking Additional Parking, Alley Access, Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, RV Access/Parking, See Remarks

### Interior

Interior Features Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)  
Appliances Dishwasher, Garage Control(s), Microwave, Refrigerator, See Remarks, Stove(s), Washer/Dryer, Window Coverings  
Heating In Floor, Forced Air, Natural Gas  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Family Room, Gas, Mantle, See Remarks  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Private Entrance, Private Yard, Storage  
Lot Description Back Lane, Back Yard, Front Yard, Landscaped  
Roof Asphalt Shingle  
Construction Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed	June 13th, 2024
Date Sold	July 3rd, 2024
Days on Market	20
Zoning	R1
HOA Fees	0.00

**Listing Details**

Listing Office            Lime Green Realty Inc.

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