

84 Nash Street  
Red Deer, Alberta

MLS # A2284411



## \$314,999

<b>Division:</b>	Normandeau		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	919 sq.ft.	<b>Age:</b>	1977 (49 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2
<b>Garage:</b>	Off Street, Parking Pad, RV Access/Parking		
<b>Lot Size:</b>	0.15 Acre		
<b>Lot Feat:</b>	Back Lane, Standard Shaped Lot		

**Heating:** Forced Air

**Floors:** Carpet, Hardwood, Laminate, Linoleum, Tile

**Roof:** Asphalt Shingle

**Basement:** Full

**Exterior:** Stucco

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), Laminate Counters, Open Floorplan

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** RL

**Utilities:** -

**Inclusions:** Shed

Great opportunity for first time buyers or investors in this 4 bedroom bungalow with a legal suite and plenty of potential. The open concept main floor features a bright south facing living room that flows into an eat-in kitchen overlooking the large backyard. Two bedrooms and a full 4-piece bathroom complete the main level. Downstairs, the fully developed walk up basement suite adds two additional bedrooms, another 4-piece bath, a living room, a small kitchen equipped with a fridge and stove as well as laundry making it ideal for extended family, roommates, or added flexibility. Outside you'll love the large, fully fenced yard with back alley access, a 3 car gravel parking pad, and a rolling gate for secure, convenient entry. There's also a concrete pad off the back door and a 21 x 12 shed. This home is tenant occupied and in need of some TLC.