

**17 Lazaro Close**  
**Red Deer, Alberta**

**MLS # A2257309**



**\$739,900**

|                  |                                                                            |               |                   |
|------------------|----------------------------------------------------------------------------|---------------|-------------------|
| <b>Division:</b> | Laredo                                                                     |               |                   |
| <b>Type:</b>     | Residential/House                                                          |               |                   |
| <b>Style:</b>    | 2 Storey                                                                   |               |                   |
| <b>Size:</b>     | 2,238 sq.ft.                                                               | <b>Age:</b>   | 2015 (10 yrs old) |
| <b>Beds:</b>     | 4                                                                          | <b>Baths:</b> | 3 full / 1 half   |
| <b>Garage:</b>   | Concrete Driveway, Double Garage Attached, Garage Faces Front, Heated G    |               |                   |
| <b>Lot Size:</b> | 0.13 Acre                                                                  |               |                   |
| <b>Lot Feat:</b> | Back Lane, Back Yard, Front Yard, Interior Lot, Low Maintenance Landscape, |               |                   |

|                    |                                           |                   |     |
|--------------------|-------------------------------------------|-------------------|-----|
| <b>Heating:</b>    | In Floor, Forced Air, Natural Gas         | <b>Water:</b>     | -   |
| <b>Floors:</b>     | Carpet, Hardwood, Tile                    | <b>Sewer:</b>     | -   |
| <b>Roof:</b>       | Asphalt Shingle                           | <b>Condo Fee:</b> | -   |
| <b>Basement:</b>   | Finished, Full                            | <b>LLD:</b>       | -   |
| <b>Exterior:</b>   | Concrete, Stone, Vinyl Siding, Wood Frame | <b>Zoning:</b>    | R-L |
| <b>Foundation:</b> | Poured Concrete                           | <b>Utilities:</b> | -   |

**Features:** Bookcases, Breakfast Bar, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Walk-In Closet(s), Wet Bar

**Inclusions:** 1 Garage Remote

Steps away from parks, playgrounds, trails, schools, shopping and more, this beautiful former show home in Lazaro Close could be your next home! Backing South on to a walk path, this bright and open floor plan is filled with windows to fill this space with natural light throughout the day. Step inside to find hardwood and tile floors, 9' ceilings, quartz counter tops, and beautiful soaring ceilings open to the upper floor in the living room which are accented by a beautiful feature wall with gas fireplace. The kitchen is beautifully adorned with modern cabinetry, quartz counter tops with a waterfall edge, stainless steel appliances including an induction cook top and built in oven, and full butlers pantry with built in cabinetry and a sink. The spacious dining area overlooks the fully fenced and landscaped back yard and opens up on to a large covered deck with composite decking. A large boot room with built in lockers and 2 pce bathroom complete the main floor. Head upstairs to find an office area, two large kids bedrooms, 4 pce bath, and a stunning primary suite. The primary bedroom is large and features a private 5 pce ensuite offering a huge walk in tiled shower with body sprays and rainfall shower head, dual sinks, large soaker tub, and private water closet. The walk in closet is also attached to the laundry room for added convenience, and the laundry room features built in cabinetry and storage racks. The basement is fully finished with in-floor heat, a family room with gas fireplace, and a large bar and rec space perfect for entertaining. A 4th bedroom and 4 pce bathroom complete the basement development. The attached garage is fully finished and heated (in-floor heat) with a floor drain.