

# \$843,000 - 35 Traynor Close, Red Deer

MLS® #A2190219

**\$843,000**

4 Bedroom, 4.00 Bathroom, 2,536 sqft  
Residential on 0.16 Acres

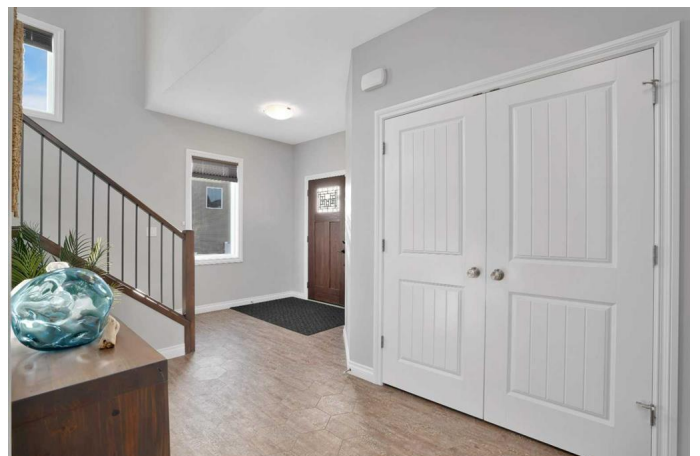
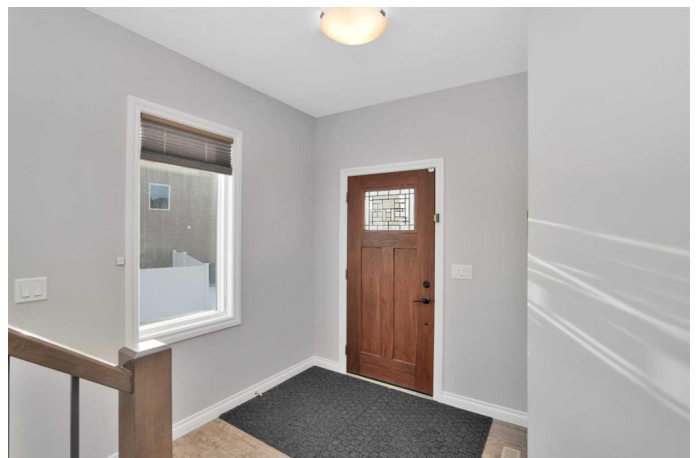
Timber Ridge, Red Deer, Alberta

Experience luxury living in this stunning upscale home, designed for both elegance and functionality. Boasting a heated triple-car garage, this space is a dream for car enthusiasts and hobbyists alike, featuring hot and cold taps, a removable dog wash station, three floor drains, epoxy flooring, underfloor heat, enclosed storage under the stairs, two exhaust fans, and a 30ft central vacuum hose.

Inside, youâ€™ll find quartz countertops throughout, complemented by high-end finishes and thoughtful details like dimmers on lights, triple-pane windows, and a built-in 4-zone Polk Audio speaker system, with six ceiling speakers in the living room for an immersive experience.

This fully developed basement, with all permits and final inspections in place, features a modern full kitchen and a separate entrance, offering privacy and convenience. Boasting 9-foot ceilings, underfloor heating, and sleek vinyl flooring throughout, it presents an ideal space for when you need it. (The basement kitchen has all permits to be there but consider as an illegal suite for renting out or a money maker).

Step outside to your 30ft x 12ft deck, complete with natural gas hookups for both a BBQ and a fire table, perfect for entertaining. A 65-foot concrete RV pad provides ample parking for your toys, while the 6x10 electric-heated shed



offers additional storage.

Additional modern conveniences include a wired video doorbell, electronic thermostats, automated blinds in the main living areas and primary suite, a WiFi-connected induction range, a Bosch dishwasher, an upgraded 75-gallon hot water tank, and automated exterior lighting. Pre-plumbed water softener, pre-plumbed laundry in basement.

This meticulously designed home blends comfort, technology, and practicality in an unbeatable location.

Built in 2017

### **Essential Information**

MLS® #	A2190219
Price	\$843,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,536
Acres	0.16
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	35 Traynor Close
Subdivision	Timber Ridge
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 0W7

### **Amenities**

Parking Spaces	3
Parking	Parking Pad, RV Access/Parking, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Double Vanity, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Wired for Sound, Central Vacuum
Appliances	Dishwasher, Garage Control(s), Washer/Dryer, Window Coverings, Induction Cooktop, See Remarks
Heating	Central, In Floor, High Efficiency
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full, Exterior Entry

### **Exterior**

Exterior Features	BBQ gas line, Storage, RV Hookup
Lot Description	Back Yard, Lawn, Cul-De-Sac, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 29th, 2025
Days on Market	69
Zoning	R1

### **Listing Details**

Listing Office	Maxwell Real Estate Solutions Ltd.
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