



GRASSROOTS
REALTY GROUP

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**37 Cunningham Crescent
Red Deer, Alberta**

MLS # A2236637



\$394,900

Division:	Clearview Meadows		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,192 sq.ft.	Age:	1980 (45 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street, Parking Pad, RV Access/Parking		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Landscaped		

Heating:	Forced Air
Floors:	Laminate, Vinyl
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Vinyl Siding
Foundation:	Wood
Features:	Ceiling Fan(s), French Door, No Smoking Home, Primary Downstairs

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R1N

Utilities: -

Inclusions: Sheds

It's a beautiful day in the neighborhood…...Oh wait—scratch that. With a backyard like this, you'll want to stay home and soak up the peace and quiet of your own private oasis. Welcome to 37 Cunningham Crescent, a lovingly maintained bungalow in the heart of Clearview Meadows—a friendly, safe, and community-minded neighborhood. This home blends cozy charm with stylish updates throughout. The bright and open kitchen features brand-new cabinets, fresh counter tops, and a sink trendy enough to have its own fan club. Natural light floods every room (yes, even the corners!), and the spacious living room is equal parts cozy and inviting, complete with a bay window that frames the friendly street view. Both bathrooms have been fully refreshed and offer a clean, spa-like vibe. Need a work-from-home spot or a playroom for the littles? There's a perfect flex space ready to go. Upstairs, you'll find two generously sized bedrooms, and downstairs has been renovated to offer so many possibilities—think gym, games room, Netflix bunker, or all of the above. The two large lower bedrooms give you flexibility, with one currently used as the primary suite. Other bonuses? Updated electrical panel, newer hot water tank, vinyl windows, loads of storage, and a dreamy backyard complete with a large deck, garden boxes, two sheds, and RV parking. Come for the charm—stay for the lifestyle.