



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

76 kirby Street
Red Deer, Alberta

MLS # A2243268



\$436,900

Division:	Kentwood East		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,229 sq.ft.	Age:	1991 (34 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached, Parking Pad, RV Access/Parking		
Lot Size:	0.12 Acre		
Lot Feat:	See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: none

Welcome to 76 Kirby Street – a well-maintained bungalow in the heart of Kentwood East with curb appeal, space, and all the essentials for comfortable family living. This 4-bedroom, 3-bathroom home offers a smart layout and plenty of room to grow. Step inside to a bright front living area, perfect for welcoming guests or enjoying a quiet morning. From there, walk into the warm and inviting oak kitchen, which opens up to a sunken living room with a cozy fireplace—a great space to relax or entertain. All bedrooms are generously sized, and the fully developed basement offers extra space for a rec room, home office, or play area. The double attached garage provides secure parking and extra storage, and there’s even RV parking in the backyard, plus hot tub hookups ready to go. The yard is fully fenced with vinyl fencing, and offers plenty of usable yard space for pets, kids, or outdoor projects. Additionally, this property already has the proper hookups for a hot tub! Located in a quiet, established part of Kentwood East, you’re close to schools, parks, and shopping—everything your family needs is just minutes away. This is a second-owner home, lovingly cared for and move-in ready!