



**GRASSROOTS**  
REALTY GROUP

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**121 McDougall Crescent  
Red Deer, Alberta**

**MLS # A2244030**



**\$415,000**

<b>Division:</b>	Morrisroe Extension		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,217 sq.ft.	<b>Age:</b>	1981 (44 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Detached, Heated Garage, RV Access/Parking		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	City Lot, Standard Shaped Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco, Wood Frame, Wood Siding	<b>Zoning:</b>	R-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Central Vacuum, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks		

**Inclusions:** Fridge, Stove, Range Hood, Dishwasher, Microwave, All Window Coverings, TV mount, Attached Shelving, Garage Opener and Controls (3)

Charming Updated Bi-Level In Morrisroe With A Double Heated Garage ~ This four bedroom & 3 bathroom home is sure to impress with an open concept design perfect for entertaining guests. The living room is accompanied by a tile facing electric fireplace perfect for the upcoming Winter months. The gorgeous kitchen showcases quartz countertops, stainless steel appliances, subway tile backsplash, and newer cabinets. You can access the large deck and fenced yard from the dining room & primary bedroom! The two bedrooms on the main floor are a great size with the primary suite equipped with a 3pc ensuite. The basement offers an oversized family room with a gas stove, two bedrooms and a 3pc bathroom. Other features include Central A/C, upgraded basement carpet, shingles in 2015, RV parking & more. What a fantastic family home!