



GRASSROOTS
REALTY GROUP

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**39 Ellington Crescent
Red Deer, Alberta**

MLS # A2247367



\$459,900

Division:	Evergreen		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,054 sq.ft.	Age:	2025 (1 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Silent Floor Joists, Vinyl Siding, Wood Frame	Zoning:	R-D
Foundation:	Poured Concrete	Utilities:	-

Features: Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows, Walk-In Closet(s)

Inclusions: stove, fridge, bi dishwasher, garage opener 1 control

Brand new bungalow in Red Deer's sought after community Evergreen! This fully finished 3 bedroom/3 bathroom home offers effortless luxury and comfort, ideal for downsizers. Featuring an open-concept layout with 9-foot ceilings and stylish vinyl plank flooring throughout, it boasts a light-filled living room with views to the south. The chef-inspired kitchen includes a center island, corner pantry, soft-close cabinets, under-cabinet lighting, a granite sink, and upgraded stainless steel appliances. The serene primary bedroom offers plush carpeting, a walk-in closet, and a spa-like ensuite with double sinks and a luxurious shower with sliding glass door. Main floor laundry and handy powder room for guests. The basement with 9-foot ceilings offers a family room, 2 bedrooms, 4piece bathroom. Additional features include a high-efficiency furnace, hot water tank. EXTRAS INCLUDED, HIGH LIFT GARAGE DOOR, GAS LINE TO STOVE, FULLY FENCED YARD. Located in Evergreen with all of Red Deer's amenities close by including, schools, pickleball courts, golf course, Clearview market and city transit. This home offers easy access to recreation and nature trails with a focus on outdoor living, & greenspace. GST is included with a rebate to the builder, and a comprehensive new home warranty adds peace of mind. Taxes to be assessed. Measurements & pics will be updated as build progresses, photos and renderings are examples from a similar home built previously and do not necessarily reflect the finishes and colors used in this home. ****Under construction completion approx end of April 2026**