



GRASSROOTS
REALTY GROUP

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**16 Eaton Crescent
Red Deer, Alberta**

MLS # A2252559



\$639,900

Division:	Evergreen		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,993 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1WS
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters		

Inclusions:	N/A
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Step into this brand new 2 storey home presented by Falcon Homes 2025 large volume builder of the year. A picture perfect retreat boasting three generous bedrooms and an array of modern features designed to offer comfort and style. The heart of this home is the inviting open plan living space where an elegant electric fireplace creates cozy ambiance. The main floor dazzles with 9 foot ceilings and durable vinyl plank flooring. Culinary delights await in the kitchen, where a large island takes center stage, complimented by quartz countertops, loads of cabinetry that are a blend of chic white with a striking wood accent island. The adjacent dining area opens onto a sizable deck. Upstairs the bonus room provides a versatile space for relaxation or play, while the master suite is a true haven with a tiled shower and double sinks in the ensuite. The convenience of upper floor laundry adds to the thoughtful design. With parking for two vehicles, this residence is ready to welcome your family. Basement is awaiting your personal ideas. Yearly HOA fee covers extra lighting and park maintenance within the area.