



GRASSROOTS
REALTY GROUP

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**90 Larsen Crescent
Red Deer, Alberta**

MLS # A2261323



\$524,900

Division:	Lonsdale		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,086 sq.ft.	Age:	2008 (17 yrs old)
Beds:	4	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, Front Yard, Landscaped, Lawn, Street Lig		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Quartz Counters		

Inclusions: Garage door controls

Nestled in a tranquil corner of Red Deer, this delightful home offers a perfect blend of modern elegance and family friendly living. Boasting four generously sized bedrooms and three baths, this property is ideal for growing families. This home enjoys a spacious corner lot with the added luxury of backing onto a pathway that leads directly to a serene green space, ensuring both privacy and access to nature. Vaulted ceilings amplify the sense of space, while vinyl plank flooring in the main living area adds both style and durability. The heart of the home, the kitchen, features chic quartz countertops, a pantry, and an undermount sink set against a new backsplash. The dining area opens out to a large deck, complete with duradeck, a built in storage area with power underneath. Outdoor living is further enhanced with a stamped concrete pad, and fire pit for cozy family gatherings. The master bedroom is a peaceful retreat complete with a walk in closet and three piece ensuite. A large entryway, additional bedroom upstairs with four piece bath and a fully developed basement with a sizeable family room and two more large bedrooms (one has no doors) ensure ample space for everyone. This property also features a low maintenance yard with curbing, RV gate access and underfloor heating roughed in basement for added comfort.