



**164 Dixon Crescent
Red Deer, Alberta**

MLS # A2269519



\$424,900

Division: Deer Park Estates

Type: Residential/House

Style: 2 Storey

Size: 1,262 sq.ft. **Age:** 1989 (37 yrs old)

Beds: 3 **Baths:** 2 full / 1 half

Garage: Off Street, Parking Pad, Single Garage Attached

Lot Size: 0.12 Acre

Lot Feat: Few Trees, Rectangular Lot

Heating: Forced Air

Water: -

Floors: Carpet, Laminate

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Stucco

Zoning: R1

Foundation: Poured Concrete

Utilities: -

Features: Ceiling Fan(s), Central Vacuum, No Animal Home, No Smoking Home, Open Floorplan

Inclusions: Garden Shed(s)

Welcome to 164 Dixon Crescent, a beautifully updated two-story home nestled in the heart of Deer Park Estates — one of Red Deer's most sought-after family neighborhoods. This modern 3-bedroom, 3-bathroom home offers 1,261 sq. ft. of inviting living space designed for comfort, functionality, and style. Step inside to a warm and welcoming living area highlighted by a cozy fireplace and modern finishes throughout. The bright kitchen offers ample counter space and storage, flowing seamlessly into the dining area — perfect for family meals and entertaining guests. Upstairs, you'll find three spacious bedrooms, including a comfortable primary suite with its own ensuite bath. The lower level provides plenty of potential for future development or extra storage. Enjoy summer evenings in your large backyard, ideal for kids, pets, or hosting weekend barbecues. Located just minutes from all levels of schools, parks, and the Collicutt Centre (featuring a field house, swimming pool, hockey rinks, and fitness facilities), this home offers convenience and community at your doorstep. Whether you're a first-time home buyer or a growing family, 164 Dixon Crescent is move-in ready and waiting for you to call it home.