



GRASSROOTS
REALTY GROUP

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**31 Lawford Avenue
Red Deer, Alberta**

MLS # A2274674



\$379,900

Division:	Lonsdale		
Type:	Residential/House		
Style:	Bi-Level		
Size:	943 sq.ft.	Age:	2002 (23 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-N
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Pantry		

Inclusions:	N/A
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Welcome to this charming 3 bedroom, 2-bathroom home in the family-friendly community of Lonsdale. The main level features a cozy living room, a bright kitchen / dining area, 2 spacious bedrooms and a 4 piece bathroom finishes off this level. The kitchen features new appliances with water to the fridge and a great size pantry. The lower level features 1 more spacious bedroom, an additional 4 piece bathroom, family room, large laundry room & a separate basement entrance. Close to schools, shopping, walking / bike paths and the Collicutt Centre. Nice size back yard featuring a shed and 2 parking stalls behind the home.