



GRASSROOTS
REALTY GROUP

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**236 Deschner Close
Red Deer, Alberta**

MLS # A2275945



\$394,900

Division:	Devonshire		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,064 sq.ft.	Age:	2002 (23 yrs old)
Beds:	4	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Lawn, Pie Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-N
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, Vaulted Ceiling(s), Vinyl Windows		

Inclusions: N/A

This well-kept bi-level offers a practical layout and comfortable living space in a convenient location. Built in 2002, the home features vinyl windows, asphalt shingles, and vinyl siding for low-maintenance ownership. The main floor offers an open design with a relatively spacious living room highlighted by a large front window, flowing into the dining area off the kitchen. The kitchen is functional and bright with linoleum flooring, light oak cabinets, laminate counters, a pantry, and a modern deep stainless steel sink. Three bedrooms are located on the main level, all finished with carpet and standard closets, with the primary bedroom offering a slightly larger footprint and closet. A 4-piece main bathroom includes linoleum flooring, an oak vanity, and a white tub/shower surround. The fully developed basement adds valuable living space, featuring a large family room with carpet flooring and pot lighting throughout. The basement bedroom is generously sized with a larger closet, and a second 4-piece bathroom offers a tiled tub surround and a more modern vanity. Outside, the home sits on a large pie-shaped lot with a wood deck overlooking a fenced, grassed yard. The rear gravel parking pad provides ample off-street parking and offers excellent potential for a large future detached garage or shop. Located just around the corner from a small playground, steps to a larger park, close to Holy Family Elementary and Deer Park Shopping Centre, and backing directly onto a walking trail, this home offers a great balance of space, location, and everyday functionality.