



**97 Cunningham Crescent
Red Deer, Alberta**

MLS # A2284413

\$369,900



Division:	Clearview Meadows		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,176 sq.ft.	Age:	1981 (45 yrs old)
Beds:	5	Baths:	3
Garage:	Off Street, Parking Pad		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R1
Foundation:	Wood	Utilities:	-
Features:	Ceiling Fan(s), Central Vacuum, Storage		

Inclusions: storage shed, fridge and dishwasher downstairs

Welcome Home. This bi level offers 5 bedrooms and 3 full bathrooms, this fully finished home provides exceptional space, comfort, and versatility for growing families. The main level features durable laminate flooring, a functional layout, and plenty of natural light, creating a warm and welcoming atmosphere. There are 3 bedrooms on this level as well as a functional kitchen open to dining and living areas. Downstairs, the fully developed lower level expands your living space with additional bedrooms and inviting family room complete with crackling wood fireplace—perfect for movie nights. The flex room offers a wet bar with fridge, cabinets and dishwasher, could be the place for snacks, drinks and a cool coffee station if you choose, what a great thing to have right next to the family room, great for entertaining. 2 more bedrooms on this level, bathroom, laundry and great sized storage area. Step outside and enjoy the sunroom off the back, access from dining room, an ideal spot for morning coffee, relaxing evenings, or extra entertaining space through the seasons. The fully fenced yard offers privacy and room for kids or pets to play. Parking is easy with off-street parking for three vehicles at the front, adding everyday convenience. With generous room sizes, flexible living spaces, and a layout designed for real life, this home truly checks all the boxes. A great family home — waiting for its next chapter.