



**56 Evergreen
Red Deer, Alberta**

MLS # A2296877



\$369,900

Division:	Evergreen		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	643 sq.ft.	Age:	2019 (7 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Alley Access, Off Street		
Lot Size:	0.05 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Central	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R-M
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Kitchen Island, Vinyl Windows		

Inclusions: Shed

Let's be honest: most townhomes feel cramped, but this two-storey in Evergreen actually breathes. The main floor is wide open, bright, and anchored by a designer kitchen featuring rich dark wood cabinets, a tile backsplash, and a central island with an eating bar—perfect for hosting or a quick morning coffee. The Highlights: The Quiet Zone: All three bedrooms are tucked away on the lower level, including a primary with its own ensuite. It's a smart layout that keeps the sleeping quarters private, quiet, and naturally cool in the summer. The Setup: With two full baths downstairs and a two-piece powder room tucked away on the main floor, you've got the perfect balance of convenience and privacy. The Yard: A fully fenced and landscaped backyard with a deck right off the dining area—ready for summer BBQs. The Perks: Durable vinyl plank flooring, a double gravel parking pad, and located in one of Red Deer's best newer subdivisions. Whether you're buying your first place, downsizing, or looking for a solid investment, this home gives you a space that actually works.