



**4902 Dorchester Avenue
Red Deer, Alberta**

MLS # A2138751



\$275,000

Division:	Davenport		
Type:	Mobile/Manufactured House		
Style:	Single Wide Mobile Home		
Size:	1,182 sq.ft.	Age:	2001 (23 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Corner Lot, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	-
Foundation:	Block, Combination	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: Freezer in the Laundry Room, TV and Mount in the Primary Bedroom, Storage Cupboards along the wall in the Garage, and the 2 Stand Alone Cupboards

**** Price Reduced! **** Welcome to Davenport Place! This 55+ Adult Living Community is perfect for a maintenance free lifestyle. Whether you are downsizing or want a lock & leave it lifestyle for those Snow Birds, this home is move in ready and pride of ownership shows throughout. Come on into this immaculately kept home with an inviting main living area, open concept kitchen with a spacious Primary Bedroom with ensuite and walk in closet. The two other bedrooms are a good size with easy access to the full bathroom close by. Laundry room is spacious enough for a stand up freezer (or you could put a shelf for pantry storage) and has an adjoining half bathroom attached. That’s right… 3 bathrooms! Step outside the patio door off the kitchen to a very private covered deck w/ no-maintenance composite decking. It’s the perfect place to enjoy summer afternoons and visiting with friends. The in-floor heated garage is thermostat controlled, a whole wall of cupboards for storage AND a workshop for the handy man to putter or hobbyist! This corner lot means you have limited neighbours and it is very private. All of this with community amenities that include: Clubhouse, Playground, Tennis Court and Putting Greens. There is even a secure RV storage yard at a minimal cost if you need to park the RV (\$35 per month). Association is active with community events (assoc. fee is \$50/ yr or \$75 per couple). This home sits in the most pristine park like community where the landscaping is all perfectly maintained in the summer months for you and snow removal is taken care of for you in those winter months. Nothing to do here but move in! *New Shingles and Eavestroughs w/ leaf filter 2022 - See Full List of Improvements in Supplements.