



**GRASSROOTS**  
REALTY GROUP

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**10 Mclevin Crescent  
Red Deer, Alberta**

**MLS # A2145234**



**\$364,900**

<b>Division:</b>	Morrisroe Extension		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,146 sq.ft.	<b>Age:</b>	1981 (43 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Lane, Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stucco, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Dry Bar, Vinyl Windows, Walk-In Closet(s)		

**Inclusions:** Fridge, stove, dishwasher, microwave, washer, dryer, deep freeze, garage door opener & 1 control, window coverings.

Located only steps to a large park, this well cared for bungalow has 3 nice sized bedrooms. The primary has a walk in closet. The kitchen has wood cabinets painted a neutral cream color, full tile backsplash and the fridge, stove, dishwasher & microwave are included. There is a formal dining area right off of the kitchen. The living room has a big picture window and there is a 4 pce bath. Downstairs is developed with a large family room with a dry bar, it has wood wainscoting, a wood burning rock faced fireplace. There is another bedroom, 3 pce bath along with a utility/ laundry room (the washer & dryer are included). Nice back yard with a 24x26 detached garage. The home has vinyl windows and the shingles were replaced on the house in 2021 and on the garage in 2020.