



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

## 4 Brookes Crescent Red Deer, Alberta

**MLS # A2212509**



# \$429,999

<b>Division:</b>	Bower		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,379 sq.ft.	<b>Age:</b>	1980 (45 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.16 Acre		
<b>Lot Feat:</b>	Other		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, Vinyl Windows		

**Inclusions:** Storage shed

Immaculately Maintained Family Home in Prime Location with Newer Upgrades Upgrades! Welcome to your next chapter&mdash;where comfort, charm, and location come together seamlessly. Perfectly situated across from a peaceful green space and just steps from scenic walking trails, this beautifully maintained home invites you to relax from the moment you arrive. Step inside and feel the warmth of a home that's been lovingly updated over the years. From rich flooring and fresh paint to modernized bathrooms and a refreshed kitchen, every space has been thoughtfully enhanced. Recent upgrades include all-newer windows, French doors off the dining room to the deck. Highlights: Functional main floor layout with 3 spacious bedrooms with recent addition to the master bedroom. Open-concept kitchen with breakfast bar overlooking the cozy living room Expansive dining area with French doors leading to a sunny deck Large fully finished basement featuring a family room, 2 bedrooms, and versatile den/office Lush backyard with mature trees, perennials, and a newer fence and deck RV parking and extra parking pad&mdash;a rare bonus! Whether you're hosting summer barbecues on the deck, enjoying quiet morning walks, or unwinding in the spacious basement retreat, this home offers the perfect blend of functionality and serenity. Truly a pleasure to view&mdash;and ready to welcome its new owners home.