

56 Dawson Street
Red Deer, Alberta

MLS # A2276506



\$449,000

Division:	Deer Park Village		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,450 sq.ft.	Age:	1988 (38 yrs old)
Beds:	5	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached, Garage Door Opener		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Landscaped, Other, See Remarks		

Heating:	In Floor, Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Concrete, Vinyl Siding, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), French Door, Kitchen Island, Pantry, Vaulted Ceiling(s)		

Inclusions: Basement refrigerator, pool table and accessories, fish in garage for outside pond, 1 garage remote

Great family home with a large community park across the the street! There are many desirable features with this home, including a great neighborhood, front heated double garage, and central A/C! The front entrance will welcome its new owners into a large ground level living room with vaulted ceilings, gas fireplace, and durable laminate flooring. Up a few steps is a dedicated dining area - perfect for family gatherings. The rear of the home includes a large kitchen with newer appliances, oak cabinets, and large island. There are is a full bath on this level plus 3 bedrooms including the spacious main bedroom with it's own ensuite. The basement is fully finished with a large family room, infloor heat, bedrooms, a full bath and laundry. The low maintenance rear yard is a mixture of pavers and stone work and has a koi pond (the fish are in the garage for the winter).