



**26 Lawson Close
Red Deer, Alberta**

MLS # A2308761



\$635,000

Division:	Lonsdale		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,971 sq.ft.	Age:	2007 (19 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Gentle Sloping, Rectangular Lot, Street Lighting		

Heating:	In Floor, Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Manufactured Floor Joist, Vinyl Siding, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Ceiling Fan(s), Closet Organizers, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Pantry, Walk-In Closet(s), Wet Bar		
Inclusions:	Shed		

Looking for that perfect family home nestled in a quiet close? This fully developed two storey in desirable Lonsdale offers nearly 3,000 sq. ft. of living space with three separate family/living room areas spread across three levels, giving everyone room to relax and unwind. With 5 bedrooms and 4 bathrooms, this home is ideal for a growing family and is located just minutes from Matty McCullough Elementary, within walking distance to two high schools and a middle school, plus close to parks, shopping, and quick access out of the city. The bright and functional layout features granite countertops in the kitchen, fresh paint throughout, upgraded flooring, a cozy gas fireplace, wet bar, in floor heat, and a walkout basement. The spacious primary bedroom includes a 4 piece ensuite with jet tub and a large walk in closet. Step outside and enjoy all four seasons from the upper deck off the kitchen with stairs to the yard or the lower covered patio from the walkout basement. Additional highlights include central A/C 2022, a renovated laundry room and powder room, large storage shed, and an oversized attached double garage. Recent updates from 2021 to present include a north side vinyl fence, major appliance replacements, upgraded bathroom fans, upgraded flooring throughout, garage door windows replace and a new high efficiency furnace in 2025.