



**26 Dale Close  
Red Deer, Alberta**

**MLS # A2313033**



**\$324,900**

<b>Division:</b>	Deer Park Estates		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	Attached-Side by Side, Bungalow		
<b>Size:</b>	1,231 sq.ft.	<b>Age:</b>	1992 (34 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Yard, Cul-De-Sac		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Crawl Space	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-M
<b>Foundation:</b>	Wood	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home		

**Inclusions:** Refrigerator, Oven, Stove, Washer/Dryer, Garage door opener, Garage door controls, Dishwasher

Welcome to easy living in desirable Deer Park! This well-maintained 50+ adult living bungalow offers the perfect combination of comfort, convenience, and low-maintenance living with NO condo or HOA fees. Featuring updated flooring, this bright and functional home offers 1,231 sq. ft. above grade with 2 spacious bedrooms, a large living room, generous dining area, and an attached garage. Located on a quiet close, this is the only duplex on the block within the adult living community, offering added privacy and uniqueness. Enjoy the convenience of main floor laundry, a practical layout, and a fantastic location close to parks, shopping, walking paths, and all amenities. A rare opportunity for affordable adult living in one of Red Deer's most sought-after neighbourhoods!