



**92 Mccullough Crescent
Red Deer, Alberta**

MLS # A2324147



\$499,900

Division:	Morrisroe Extension		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,244 sq.ft.	Age:	1981 (45 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Back Lane, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-L
Foundation:	Preserved Wood	Utilities:	-
Features:	Bar, Granite Counters, No Animal Home, No Smoking Home, Pantry, See Remarks, Separate Entrance, Vinyl Windows		

Inclusions: Blinds, oak wall unit in living room, bar and 4 bar stools and the cabinet with bar fridge in family room,

LOCATION! PRIDE OF OWNERSHIP! Buyers can have peace of mind that comes from purchasing a home that has been cherished, consistently cared for, and enjoyed by its current owners for decades! It has had thoughtful updates, and attention to maintenance that can be difficult to find. Some of the updates over the years include shingles, vinyl windows, hardwood floors, appliances, granite, tile, bathroom updates, and interior and exterior paint. Hardwood floors, custom blinds, stainless appliances, and granite countertops adds elegance to this home. Open stairwell to large living spaces, including an inviting kitchen with timeless style and functionality. Beautiful raised panel oak cabinetry adds warmth, character, and the pantry offers abundant storage space. 3 bedrooms on the main with the primary having a 3 piece ensuite. The lower level has big windows with views of the lush landscaped yard. There is a brick facing wood burning fireplace in the family room and a bar with stools for gathering around. Potential 4th bedroom in lower level is large and currently being used as a billiards room. (No closet) There is a seperate basement entry that adds exceptional versatility and value to this home-whether you are looking for enhanced privacy for guests, a home-based business setup-or future development potential (subject to municipal approvals). The backyard is designed for relaxation and enjoyment with its two-tier deck and fenced yard. Situated on a crescent close to the desirable schools (Maryview, Annie L Gaetz, and St Thomas Aquinas Middle School) and Mclean Park and other recreation facilities.