



GRASSROOTS
REALTY GROUP

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**59 Langford Crescent
Red Deer, Alberta**

MLS # A2327134



\$524,900

Division:	Lancaster Green		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,349 sq.ft.	Age:	2002 (24 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Concrete, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Concrete, Vinyl Siding, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Central Vacuum, Kitchen Island, No Smoking Home, Vinyl Windows		

Inclusions: Stove, Fridge, Dishwasher, Microwave, Washer, Dryer, All Window Coverings, Garage Door Opener (1) Remote, Central Vacuum & Attachments

Welcome to this spotless, move-in-ready bungalow in the highly sought-after community of Lancaster Green, perfectly situated backing onto a scenic walking path. Offering a functional and family-friendly floor plan, this home is equally well suited for growing families or those looking to downsize without sacrificing space. The bright and inviting main floor features a spacious living room with large south-facing windows that flood the home with natural light while providing beautiful views of the landscaped backyard. The open-concept design flows seamlessly into the kitchen with maple cabinets and a large island. The dining area is a good size with a garden door that leads to a covered deck—an ideal space for morning coffee, summer barbecues, or simply relaxing while enjoying the peaceful surroundings. The main level offers three generous bedrooms, including a primary suite complete with its own private 4-piece ensuite, along with an additional 4-piece bathroom and the added convenience of main floor laundry. Downstairs, the fully developed basement provides exceptional additional living space with a large family/games room, two more spacious bedrooms, another 4-piece bathroom, and an abundance of storage. With its immaculate condition, versatile layout, and desirable location close to parks, trails, schools, and amenities, this outstanding bungalow is ready to welcome its next owners.