



GRASSROOTS
REALTY GROUP

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**336 Kingston Drive
Red Deer, Alberta**

MLS # A2333921



\$379,900

Division:	Kingsgate		
Type:	Residential/House		
Style:	Bi-Level		
Size:	931 sq.ft.	Age:	2009 (17 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street, Parking Pad		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating: Forced Air, Natural Gas

Floors: Carpet, Laminate, Vinyl Plank

Roof: Asphalt Shingle

Basement: Full

Exterior: Vinyl Siding, Wood Frame

Foundation: Poured Concrete

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-N

Utilities: -

Inclusions: shed

Welcome to 336 Kingston Drive, a functional bi-level offering four bedrooms and two full bathrooms in Red Deer's Kingsgate neighbourhood. The main floor features an open-concept kitchen, dining and living area with vaulted ceilings and natural light. The kitchen includes ample cabinetry, a pantry, practical counter space and access to the back deck. Two bedrooms and a full 4-piece bathroom complete the main level. Downstairs, the finished basement offers two additional bedrooms, another 4-piece bathroom and a comfortable recreation room. The four-bedroom layout provides flexibility for a growing family, guests, a home office or additional storage. Central air conditioning adds comfort during the warmer months. Outside, the property features a fenced and landscaped backyard, deck, storage shed and rear parking with room for an RV. Conveniently located near parks, schools, shopping and everyday amenities, this home offers an affordable opportunity for buyers who want a practical layout and the freedom to make it their own.