



GRASSROOTS
REALTY GROUP

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216 Jenkins Drive
Red Deer, Alberta

MLS # A2350943

\$300,000

Division:	Johnstone Park		
Type:	Residential/Four Plex		
Style:	Bungalow		
Size:	1,038 sq.ft.	Age:	2003 (23 yrs old)
Beds:	2	Baths:	1
Garage:	Insulated, Single Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Backs on to Park/Green Space		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Shingle	Condo Fee:	\$ 405
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-M
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan		

Inclusions: N/A

Welcome to 216 Jenkins Drive, a well-cared-for 1,038 sq. ft. end unit bungalow with a single attached garage in the desirable Springfield Crossing community. Beautiful front garden beds, a mature tree, and well-maintained landscaping create great curb appeal, with exterior maintenance taken care of for easy, low-maintenance living. Step inside to a spacious front entry with a coat closet and a bright front office that can also serve as a second bedroom. A few steps in, the spacious kitchen offers ample white cabinetry and a centre pantry, while the adjoining dining area provides plenty of room for a good-sized table when hosting family and friends. The living room features beautiful laminate flooring, a striking stone-finished gas fireplace, and a large window overlooking the peaceful green space behind the home. The spacious primary bedroom includes a walk-in closet, while a 3-piece bathroom and convenient main-floor laundry complete the main level. The unfinished basement provides plenty of storage and is ready for your future finishing ideas if desired. A finished single attached garage keeps your vehicle protected from the elements, while the rear concrete patio and garden bed provide a lovely outdoor space to enjoy overlooking the green area. Lovingly cared for by the seller for nearly 18 years, this home has been maintained and updated as needed throughout the years. Condo fees cover exterior maintenance, snow removal, professional management, reserve fund contributions, and grounds maintenance, offering a low-maintenance lifestyle close to shopping and the G.H Dawe Community Centre. *Some photos have had furniture virtually staged.