

4410 33a Street
Red Deer, Alberta

MLS # A2169639



\$332,900

Division:	Mountview		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,041 sq.ft.	Age:	1961 (63 yrs old)
Beds:	4	Baths:	2
Garage:	Attached Carport		
Lot Size:	0.16 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: Blinds, Window coverings, Shed, Downstairs washtub, Kitchen tall cupboard, Kitchen low cupboard, Piano and piano stool, Shed contents

LOCATION, LOCATION, LOCATION! Welcome to this charming 3 + 1-bedroom family home, perfectly nestled in the sought-after, mature neighborhood of Mountview and on a quiet cul-de-sac... and with a HUGE yard! It doesn't get any better than this! Upstairs, you'll love the sun-soaked living room with a large south-facing window that floods the space with natural light. Walk through the good sized dining area and the sliding doors which open onto the large deck, perfect for your morning coffee and your summer BBQ's. The bright kitchen offers a functional layout with window above the sink to easily watch the kids play in the backyard. Downstairs, you can enjoy the cozy family room for those movie nights or as a play space for the kids. There is also a downstairs bedroom(window is not egress), a flex space which would be ideal for a home office/work out space/crafting area, and a 3-piece bath. The attached double carport is a winter must-have, for shielding your vehicles from harsh conditions. With both side and back alley access, there's ample space to build your dream garage or park your RV. The location is great as it is only steps from École Mountview Elementary, offering both French Immersion and English programs. Homes in this neighborhood, in quiet cul-de-sacs like this, don't come along very often. What a fantastic home and area to raise a growing family! Updates include new upstairs windows and patio door in 2009, front door (2017), and furnace and shingles 2016.