

**12 Dentoom  
Red Deer, Alberta**

**MLS # A2288377**



**\$456,900**

<b>Division:</b>	Davenport		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,202 sq.ft.	<b>Age:</b>	2003 (23 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3
<b>Garage:</b>	Additional Parking, Double Garage Detached		
<b>Lot Size:</b>	0.16 Acre		
<b>Lot Feat:</b>	Backs on to Park/Green Space		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-L
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Central Vacuum, Pantry, Vaulted Ceiling(s), Vinyl Windows		

**Inclusions:** All gardening tools and lawn mower

Welcome to your new home base in the highly sought-after Davenport neighbourhood of Red Deer! This charming 1,202 sq. ft. detached bi-level, situated just steps from a massive green space complete with playgrounds, soccer pitches, and even a skating rink for winter fun. Step inside to discover a bright and airy main floor boasting vaulted ceilings, and a unique "Incorporated glass panel within wall that adds a dash of architectural flair to the living room. The heart of the home is the spacious kitchen, featuring an abundance of gorgeous hardwood cabinetry, a pantry, and a handy breakfast counter bar perfect for morning coffee. When it's time to wind down, the generous primary suite easily accommodates a king-size bed and features its own private four-piece ensuite. With three bedrooms upstairs and two more below, this five-bedroom home ensures everyone has their own space. Speaking of the lower level, you will love the fully developed walkout basement, which features a cozy gas fireplace, a massive family room ideal for a media space or games area, and a bright laundry room with extra storage. The excitement continues outside in the fully fenced and landscaped yard, where you'll find a cement patio. Above the patio is a private deck entrance from the kitchen for casual gatherings and relaxation. Bonus storage shed, and a garden plot ready for your green thumb. For those with hobbies or a need for vehicle protection, the double-car attached garage 22 ft x 26 ft provides plenty of room for both. The roof was re-shingled in April 2020. This property is perfectly located near schools and neighbourhood amenities. This 2003-built gem is turnkey-ready to welcome its next family—all that's missing is you.