



**80 Oxford Boulevard
Penhold, Alberta**

MLS # A2271899



\$449,900

Division: Oxford Landing

Type: Residential/House

Style: 2 Storey

Size: 1,528 sq.ft. **Age:** 2025 (1 yrs old)

Beds: 3 **Baths:** 2 full / 1 half

Garage: Alley Access, Off Street, On Street

Lot Size: 0.08 Acre

Lot Feat: Back Lane, Back Yard, See Remarks, Street Lighting

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Wood Frame

Zoning: R1B

Foundation: Poured Concrete

Utilities: -

Features: Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks

Inclusions: N/A

1528 sq ft of thoughtfully designed space with an open-concept main floor that will take your breath away. The gourmet kitchen features sparkling quartz countertops, massive island with eating bar, and flows seamlessly into the bright dining area and spacious living room — perfect for entertaining or everyday life. Patio door leads out to your south facing 16' x 10' uncovered deck for summer BBQs. Upstairs, enjoy three generous bedrooms, including a tranquil primary suite with walk-in closet and private ensuite, plus the ultimate convenience of second-floor laundry (no more hauling baskets up and down stairs!). All bathrooms throughout feature quartz counters. Basement is open and ready for future development with 9' ceilings and room for an additional family room, bedroom and 4 piece bathroom. Located just 12-15 minutes south of Red Deer yet surrounded by small-town charm, Penhold gives you the best of both worlds: walk to the state-of-the-art Penhold Regional Multiplex (arena, fitness centre, running track, library, gym), splash park, skate park, schools, playgrounds and miles of trails, while Costco, Southpointe Common, and other major shopping centres are an easy 10-minute drive north. Quiet streets, friendly neighbors, and that true community feel — this is where your family will put down roots and actually know the people next door. Soon to be Move-in ready and waiting for you! Final finishing is underway and lighting, paint and counters should be installed within the next week.