

**261 Jenner Crescent  
Red Deer, Alberta**

**MLS # A2281381**



# \$389,000

<b>Division:</b>	Johnstone Crossing		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	Attached-Side by Side, Bungalow		
<b>Size:</b>	1,003 sq.ft.	<b>Age:</b>	2006 (20 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Corner Lot		

<b>Heating:</b>	In Floor, Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding	<b>Zoning:</b>	R-D
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Central Vacuum, See Remarks		

**Inclusions:** none

Welcome to this desirable half duplex offering a functional and spacious layout—ideal for first-time buyers, families, or investors. Immaculately maintained, this home features 4 generously sized bedrooms and 3 full bathrooms, providing ample space for comfortable living. The bright, open-concept kitchen and living area are filled with natural light and offer direct access to the backyard, making it perfect for entertaining. The main level includes a spacious primary bedroom with a private ensuite, an additional bedroom, and a full four-piece bathroom. The fully finished lower level is designed for relaxation and versatility, featuring a cozy family room with a gas fireplace—perfect for movie nights or quiet evenings. Two additional private bedrooms and another four-piece bathroom make this level ideal for guests, teenagers, or a home office setup. Step outside to a beautifully landscaped, fully fenced backyard with a covered deck, ideal for summer BBQs and outdoor gatherings. A single attached garage adds year-round convenience. Located within walking distance to Glendale School, the YMCA, shopping, public transit, a fire station, and a major community health center. Enjoy quick and easy access to Highway 2 (Edmonton—Calgary corridor). Situated in a well-established, friendly neighborhood known for its strong sense of community—this home offers both comfort and convenience in an excellent location. And there is no Condo Fee for this elegant, affordable, functional home.