

38 Kendrew Drive  
Red Deer, Alberta

MLS # A2285301



## \$449,900

<b>Division:</b>	Kentwood West		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,306 sq.ft.	<b>Age:</b>	2002 (24 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Lane, City Lot, Cleared		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home, See Remarks		

**Inclusions:** N/A

Welcome to this well-maintained 5-bedroom, 3-bathroom bi-level home, ideally located in a family-friendly neighbourhood of Red Deer. Close to excellent schools, public transit, and recreation centres, this home offers space, functionality, and everyday convenience. The bright main level features a welcoming living room with large windows that flood the space with natural light. The thoughtfully designed kitchen and dining area provide a practical layout for both daily living and entertaining. Upstairs, you'll find generously sized bedrooms, including a comfortable primary bedroom with easy access to a full bathroom. The fully developed lower level expands your living space with additional bedrooms, a full bathroom, and a spacious family room—ideal for teens, guests, or a home office. The bi-level design offers flexibility for growing families. Outside, the property continues to impress with a double attached front garage for secure parking and added convenience, plus a very large backyard storage shed that has a roll up door which makes it perfect for tools, seasonal items, or recreational gear. The backyard provides plenty of room to relax, play, or entertain. A fun feature for this fantastic home is that the rear exterior tap is able to run HOT or cold water - so you can have a heated pool for the littles. This home delivers exceptional value with generous living space, ample storage, and a prime Red Deer location—an excellent opportunity for families or investors alike. Some recent upgrades include new front and rear doors as well as 1 hot water tank.