

# \$475,000 - 67 Village Crescent, Red Deer

MLS® #A2234653

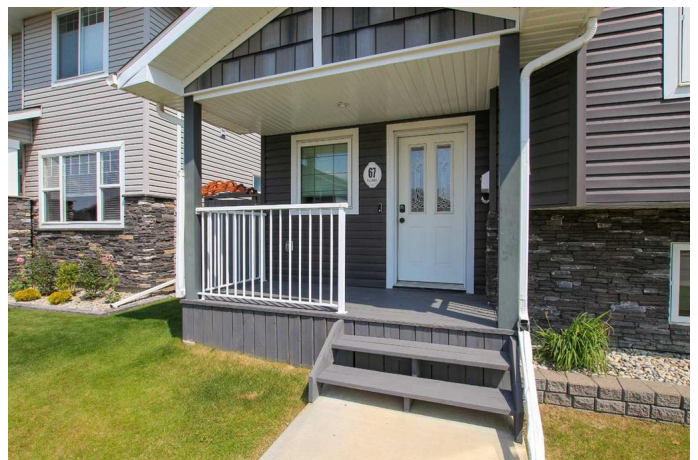
**\$475,000**

4 Bedroom, 3.00 Bathroom, 1,084 sqft

Residential on 0.11 Acres

Vanier East, Red Deer, Alberta

IMMEDIATE POSSESSION AVAILABLE ~ FULLY DEVELOPED 4 BEDROOM, 3 BATHROOM BI-LEVEL IN VANIER EAST ~ DOUBLE DETACHED GARAGE ~ Pride of ownership is evident in this well cared for, move in ready home ~ Covered front veranda welcomes you and leads to a large tile foyer with high ceilings, large windows and a convenient walk in closet ~ The living room is a generous size and features large west facing bay windows that fill the space with natural light ~ The kitchen offers a functional layout with plenty of dark stained cabinets, ample counter space , full tile backsplash, an eating bar and stainless steel appliances ~ Easily host gatherings in the dining room, featuring plenty of natural light, a wall pantry, coat/storage closet, and garden door access to the covered deck with a BBQ gas line, lowered deck and backyard ~ The spacious primary bedroom showcases a stylish feature wall and can easily accommodate a king bed plus multiple pieces of furniture, has dual closets with built in organizers, and a 3 piece ensuite with a walk in shower with a bench and glass door ~ Second main floor bedroom is also a generous size and is conveniently located next to the 4 piece main bathroom ~The fully developed basement has large above grade windows that let in plenty of natural light ~ The spacious family room offers ample space for relaxing, games, or gatherings ~ 2 huge bedrooms, perfect for teens of guests, both have ample closet space



~ 3 piece bathroom has an oversized vanity and walk in shower with a bench and glass door ~ Front load laundry pair located in the utility room with space for storage or a folding counter ~ Designed for outdoor living and entertaining, the backyard features a 12' x 10' covered deck with a BBQ gas line and enclosed storage below, a lower deck that spans the entire width of the home, electrical and plumbing for a hot tub, and plenty of yard space for pets, kids, or gardening ~ Double detached garage is insulated, finished with drywall, and has built in cabinets for storage ~ Located in desirable Vanier East, steps to walking trails, parks, playgrounds, shopping and schools with easy access to all other amenities.

Built in 2014

### **Essential Information**

MLS® #	A2234653
Price	\$475,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,084
Acres	0.11
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	67 Village Crescent
Subdivision	Vanier East
City	Red Deer
County	Red Deer
Province	Alberta

Postal Code T4R 0H8

### Amenities

Utilities Electricity Connected, Natural Gas Connected  
Parking Spaces 2  
Parking Additional Parking, Double Garage Detached, Garage Door Opener, Garage Faces Rear, See Remarks, Alley Access, Insulated, Plug-In  
# of Garages 2

### Interior

Interior Features Breakfast Bar, Central Vacuum, Chandelier, Closet Organizers, High Ceilings, Pantry, Recessed Lighting, See Remarks, Separate Entrance, Storage, Vinyl Windows, Laminate Counters  
Appliances Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings  
Heating In Floor, Forced Air, Natural Gas  
Cooling None  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features BBQ gas line, Private Entrance, Private Yard, Storage  
Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Level, Rectangular Lot  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed June 25th, 2025  
Days on Market 7  
Zoning R-N

### Listing Details

Listing Office Lime Green Realty Inc.

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