

# \$539,900 - 153 Cameron Crescent, Red Deer

MLS® #A2202644

**\$539,900**

4 Bedroom, 4.00 Bathroom, 1,738 sqft

Residential on 0.14 Acres

Clearview Meadows, Red Deer, Alberta

FULLY DEVELOPED 4 BEDROOM, 4 BATHROOM 1.5 STOREY ~ WEST FACING BACKYARD WITH NO NEIGHBOURS BEHIND ~ DOUBLE GARAGE W/SUNSHINE DOORS ~ Covered entry welcomes you to this well cared for, ORIGINAL OWNER home with over 1730 sq. ft. above grade plus a fully finished basement ~ Open concept main floor layout complemented by hardwood floors and soaring vaulted ceilings ~ Just off the entry is the den with floor to ceiling bay windows that overlook the front yard ~ The living room has more large windows and features a cozy gas fireplace with a mantle above ~ Easily host a large gathering in the spacious dining room with garden door access to the enclosed patio and backyard, making it the perfect space for entertaining ~ The kitchen offers a functional layout with plenty of light stained oak cabinets, full tile backsplash, upgraded stainless steel appliances, a walk in pantry, built in desk and an eating bar ~ 2 piece main floor bathroom is a generous size and conveniently located just off the mudroom with access to the garage ~ The primary bedroom can easily accommodate a king bed plus multiple pieces of large furniture, has a spacious walk in closet and a 4 piece ensuite with a separate shower, jetted tub and oversized vanity ~ 2 additional bedrooms located on the same level as the primary bedroom share a 4 piece bathroom ~ Laundry located in it's own room is centrally located to the bedrooms ~ Lighted staircase leads to the fully finished basement that offers



a large family room, oversized 4th bedroom, 3 piece bathroom and space for storage ~ New shingles (2015), furnace (2016) and newer hot water tank ~ Double attached garage has sunshine overhead doors and a man door to the backyard ~ The west facing backyard is fully fenced with back alley access and an RV gate, includes 2 sheds, a gazebo, a massive enclosed patio and still tons of yard space ~ Backing on to mature trees, walking trails and Michener gardens, with easy access to Michener Rec. centre (swimming pool, gym, curling) multiple schools, parks, playgrounds and shopping ~

Built in 1992

### **Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2202644          |
| Price          | \$539,900         |
| Bedrooms       | 4                 |
| Bathrooms      | 4.00              |
| Full Baths     | 3                 |
| Half Baths     | 1                 |
| Square Footage | 1,738             |
| Acres          | 0.14              |
| Year Built     | 1992              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | 1 and Half Storey |
| Status         | Active            |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 153 Cameron Crescent |
| Subdivision | Clearview Meadows    |
| City        | Red Deer             |
| County      | Red Deer             |
| Province    | Alberta              |
| Postal Code | T4P 2C9              |

### **Amenities**

|                |                                                                                                                                                                         |
|----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Utilities      | Electricity Connected, Natural Gas Connected                                                                                                                            |
| Parking Spaces | 5                                                                                                                                                                       |
| Parking        | Additional Parking, Alley Access, Double Garage Attached, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, RV Access/Parking, See Remarks |
| # of Garages   | 2                                                                                                                                                                       |

## Interior

|                   |                                                                                                                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Jetted Tub, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Storage, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances        | Dishwasher, Garage Control(s), Microwave, Refrigerator, See Remarks, Stove(s), Washer/Dryer, Window Coverings                                                                                                 |
| Heating           | Forced Air, Natural Gas                                                                                                                                                                                       |
| Cooling           | None                                                                                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                                                                           |
| # of Fireplaces   | 2                                                                                                                                                                                                             |
| Fireplaces        | Electric, Family Room, Gas, Living Room                                                                                                                                                                       |
| Has Basement      | Yes                                                                                                                                                                                                           |
| Basement          | Finished, Full                                                                                                                                                                                                |

## Exterior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard, Storage                                                                          |
| Lot Description   | Back Lane, Back Yard, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot, Treed, Fruit Trees/Shrub(s) |
| Roof              | Asphalt Shingle                                                                                                  |
| Construction      | Vinyl Siding, Wood Frame                                                                                         |
| Foundation        | Poured Concrete                                                                                                  |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 14th, 2025 |
| Days on Market | 15               |
| Zoning         | R1               |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Lime Green Realty Inc. |
|----------------|------------------------|

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