

# **\$749,550 - 48 Connaught Crescent, Red Deer**

MLS® #A2242201

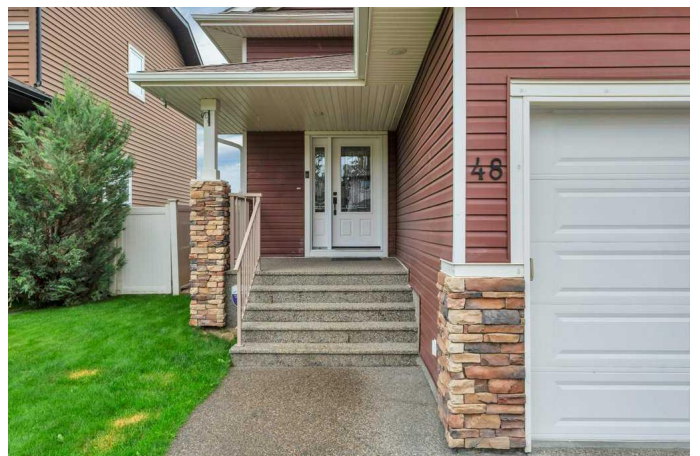
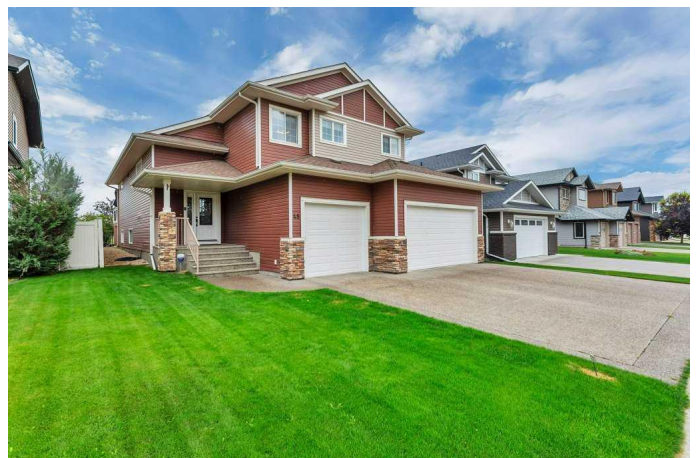
**\$749,550**

5 Bedroom, 3.00 Bathroom, 1,759 sqft

Residential on 0.13 Acres

Clearview Ridge, Red Deer, Alberta

FABULOUS OVERSIZED MODIFIED BI-LEVEL ~ BACKING ON TO A PARK with a TRIPLE ATTACHED GARAGE!! This beautiful home resides in an upscale area in Clearview Ridge, with all amenities including WALKING AND BIKE TRAILS, shopping, restaurants and schools in the neighbourhood. From the moment you walk in to the large front foyer you'll be impressed with the fit, finish and layout of this quality home. The gorgeous custom kitchen features a large centre island with eating bar, granite counter tops, stainless appliances including gas stove, walk-in pantry and elegant modern cabinetry. The open concept main level includes a large dining space nicely connected to the kitchen and a lovely living-room highlighted by built in display shelves, custom gas fireplace and coffered ceilings. There are 3 bedrooms on the upper levels including 2 large main floor bedrooms and above the garage, the spacious main bedroom suite with a luxurious 5 pce ensuite with dual vanities, air tub, separate shower and a large walk-in closet. The laundry is located conveniently off of the main bedroom, but laundry hook ups are also in the basement. Flooring consists of top quality laminate and tile which is easily maintained and durable. The basement is perfect for entertaining family and friends with a huge family room, custom wet bar with additional built in cabinetry and 2 bar fridges, 2 large bedrooms and a full 4 pce bath. There are 9' ceilings and large windows plus in-floor heat



for warmth and comfort year round. Other great features of this fine home include central air conditioning, a large rear deck and the SWIM POOL will stay with the house!

Built in 2012

### **Essential Information**

MLS® #	A2242201
Price	\$749,550
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,759
Acres	0.13
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

### **Community Information**

Address	48 Connaught Crescent
Subdivision	Clearview Ridge
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 0K4

### **Amenities**

Parking Spaces	3
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Bar, Breakfast Bar, Built-in Features, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Tray Ceiling(s), Vinyl Windows, Walk-In Closet(s)
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Appliances	Bar Fridge, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Washer, Window Coverings, Wine Refrigerator
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Backs on to Park/Green Space, Landscaped, Rectangular Lot
Roof	Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 25th, 2025
Days on Market	1
Zoning	R-L

## Listing Details

Listing Office	RE/MAX real estate central alberta
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