



GRASSROOTS
REALTY GROUP

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**5327, 2660 22 Street
Red Deer, Alberta**

MLS # A2245600



\$249,900

Division:	Lancaster Green		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,118 sq.ft.	Age:	2009 (16 yrs old)
Beds:	2	Baths:	2
Garage:	Owned, Stall, Underground		
Lot Size:	0.03 Acre		
Lot Feat:	-		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 657
Basement:	-	LLD:	-
Exterior:	Other	Zoning:	R-M
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Elevator, Granite Counters, High Ceilings, Kitchen Island, Quartz Counters, Walk-In Closet(s)		

Inclusions: window coverings

This stylish and spacious two-bedroom, two-bathroom condo is located on the third floor of Venu Living in the desirable Lancaster Green neighbourhood. This bright corner unit offers 1,118 square feet of well-designed living space with large north and west-facing windows that fill the home with natural light. The open-concept layout features a modern kitchen with an oversized granite island, built-in stainless steel appliances, and ample cabinetry. The primary bedroom includes a generous walk-through closet that leads to a private three-piece ensuite with a large tiled shower. The second bedroom and full bathroom are positioned on the opposite side of the unit, offering excellent separation and privacy. Additional features include in-suite laundry, a front entry closet, and warm wood-style flooring throughout the main living areas. This home includes one titled stall in the heated underground parkade. Residents of Venu Living enjoy access to a fitness centre, theatre room, event kitchen, landscaped courtyard with BBQs and firepit, and a convenient car wash bay. Located close to schools, shopping, trails, and transit in a well-connected area of south Red Deer.