



**GRASSROOTS**  
REALTY GROUP

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**4411 55 Street**  
**Red Deer, Alberta**

**MLS # A2247719**



**\$219,000**

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**Division:** Woodlea

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**Lot Size:** 0.12 Acre

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**Lot Feat:** -

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**By Town:** -

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**LLD:** -

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**Zoning:** R - L

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**Water:** -

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**Sewer:** -

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**Utilities:** -

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Unique lot in sought after Woodlea with an R-L zoning with permitted use for minor home occupations and a house suite, and discretionary backyard suite. Great parking options with the length of lot running parallel to the side lane. Woodlea is one of the subdivisions in Red Deer in which they have Character Statements that form part of the land use bylaw. Mature trees.