



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

10, 73 Addington Drive  
Red Deer, Alberta

MLS # A2249708



**\$359,900**

Division:	Aspen Ridge		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,242 sq.ft.	Age:	2000 (25 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Garage Faces Front		
Lot Size:	0.02 Acre		
Lot Feat:	City Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 410
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-M
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Breakfast Bar, Closet Organizers, Granite Counters, Open Floorplan		

Inclusions: None

Well-maintained 2-storey townhouse in the desirable community of Aspen Ridge. Step into comfort and convenience with two primary bedrooms, each with its own ensuite bathroom, plus a convenient half bath on the main floor. The fully finished basement, built to main-floor standards, offers a versatile recreational space with a 3-way gas fireplace. The main level includes an open and inviting living space with an electric fireplace and custom built-in shelving. The kitchen is equipped with stainless steel appliances, granite countertops, and ample cabinetry. Exterior features include a double attached garage, a large covered front porch, and a two-level rear deck with no-maintenance landscaping. This home offers both privacy and functionality, and is perfect for young professionals or downsizers. Located in a small, private townhouse condominium community, the property's proximity to amenities such as shops, restaurants, schools, parks, and public transportation adds convenience to daily life. 10 minutes from River Bend Golf Course and quick access to Red Deer's extensive Waskasoo Park system.