



GRASSROOTS
REALTY GROUP

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

**306, 56 Carroll Crescent
Red Deer, Alberta**

MLS # A2253957



\$184,900

Division:	Clearview Meadows		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	682 sq.ft.	Age:	2002 (23 yrs old)
Beds:	1	Baths:	1
Garage:	Stall, Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating: Baseboard, Boiler

Floors: Laminate

Roof: -

Basement: -

Exterior: Brick, Wood Frame

Foundation: -

Features: No Animal Home, No Smoking Home, Open Floorplan

Water: -

Sewer: -

Condo Fee: \$ 551

LLD: -

Zoning: DC(10)

Utilities: -

Inclusions: NA

Welcome to this wonderful, bright condo in Legacy Estates! This one bedroom + den/bedroom/storage unit is over in Clearview Meadows - comes with a great view on the south side of this 60+ building. Top floor with easy access to the titled underground, parking stall. This unit has much to offer with its open layout and insuite laundry. The large bathroom has been outfitted with a walk in - sit down tub/shower. Legacy Estates offers plenty of amenities, including a games room, library/rec room, gym, courtyard with gazebo, onsite hair salon and also delicious dining options which are optional for eat in or take out. Condo fees include utilities (except phone, TV & internet). This friendly, vibrant community is an amazing option for couples or singles!