



GRASSROOTS
REALTY GROUP

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

213, 54 Bell Street
Red Deer, Alberta

MLS # A2256438



\$180,000

Division:	Bower		
Type:	Residential/Five Plus		
Style:	Apartment-Single Level Unit		
Size:	888 sq.ft.	Age:	1981 (44 yrs old)
Beds:	2	Baths:	1
Garage:	Additional Parking, Asphalt, Guest, Parking Lot, Stall		
Lot Size:	0.05 Acre		
Lot Feat:	Close to Clubhouse, Landscaped, Lawn, No Neighbours Behind, Paved, Street		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 461
Basement:	None	LLD:	-
Exterior:	Composite Siding, Vinyl Siding, Wood Frame	Zoning:	R-H
Foundation:	Other	Utilities:	-
Features:	Laminate Counters, No Animal Home		

Inclusions: N/A

Affordable condo living in Bell Manor. Make the move to Bell Manor and find everything you're looking for — at a price that works! This welcoming condominium community has no age restrictions, making it the ideal first home, downsizing option, or smart addition to your investment portfolio. Step upstairs to this second-level unit and be greeted by new, low-maintenance vinyl plank flooring. The spacious foyer leads to two comfortable bedrooms, including a primary with a private balcony — perfect for enjoying fresh air and morning coffee. A full bath with plenty of counter space and storage easily accommodates family or roommates. The bright, open living room features laminate floors and patio doors to a second covered balcony, adding even more outdoor space. The well-appointed kitchen offers abundant cabinetry, ample counterspace, and modern stainless-steel appliances that any home cook will love, while the adjacent dining area easily fits a full-size table for entertaining. Additional features include central vac, in-suite laundry with stackable washer/dryer, and an assigned parking stall with plug-ins for chilly Alberta winters. Residents also enjoy access to a community Clubhouse for private parties and gatherings. Affordable condo fees cover common-area maintenance — freeing you from snow shoveling and lawn care — and professional management by Sunreal Property Management offers peace of mind for owners and investors alike. Perfectly located in the beloved Bower neighbourhood, just a block from Bower Mall, transit, grocery stores, restaurants, banks, and more — everything you need is right at your doorstep.