



306, 4902 37 Street  
Red Deer, Alberta

MLS # A2269289



**\$230,000**

<b>Division:</b>	South Hill		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	850 sq.ft.	<b>Age:</b>	1979 (47 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Boiler	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 482
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete	<b>Zoning:</b>	R-H
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan		

**Inclusions:** N/A

Welcome to the sought-after Checkmate Building on Red Deer's South Hill! This bright and spacious 2-bedroom, 1-bath condo is ideally situated on the 3rd floor and features a balcony that extends the full length of the unit—perfect for enjoying morning coffee or evening sunsets. Step inside to the large entry way which then opens up to the living and kitchen area. The kitchen offers a large island with beautiful marble counters, plenty of oak cabinetry, and ample workspace for cooking and entertaining. Both bedrooms are generously sized and include built-in shelving in the closets for added convenience. Residents of the Checkmate Building enjoy fantastic amenities including a pool, exercise room, and social room—perfect for relaxation and recreation year-round. Stay comfortable with air conditioning throughout the building, and take advantage of the prime location within walking distance to shopping, restaurants, and all amenities.