



38 Wells Street
Red Deer, Alberta

MLS # A2282306



\$228,800

Division:	West Park	
Type:	Residential/Duplex	
Style:	Attached-Side by Side, Bungalow	
Size:	1,010 sq.ft.	Age: 1974 (52 yrs old)
Beds:	5	Baths: 2
Garage:	Driveway, Off Street, Paved	
Lot Size:	0.08 Acre	
Lot Feat:	Back Lane, Back Yard, Lawn, Street Lighting	

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Siding	Zoning:	R1A
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), No Smoking Home		
Inclusions:	Refrigerator x 2, stove, washer, dryer		

This well-located 5-bedroom, 2-bath bungalow half-duplex sits just two blocks from the college and within walking distance to both elementary and middle schools. An ideal starter home or revenue property, the main floor features three bedrooms, a bright living room, a kitchen with new countertops, and a full 4-piece bathroom. The lower level offers a spacious family room, two additional bedrooms—one with an attached den for added flexibility—a bathroom with shower, and a dedicated laundry room. Most of the downstairs carpeting was replaced in October 2022. Outside, enjoy a mature, fully fenced yard and a driveway with parking for at least three vehicles.