



**302, 41 Bennett Street**  
**Red Deer, Alberta**

**MLS # A2287836**



**\$167,500**

<b>Division:</b>	Bower		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	876 sq.ft.	<b>Age:</b>	1980 (46 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Assigned, Off Street, Paved, Plug-In, Stall		
<b>Lot Size:</b>	0.02 Acre		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 539
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stucco, Wood Siding	<b>Zoning:</b>	R-H
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), No Animal Home, No Smoking Home, Vinyl Windows		

**Inclusions:** REFRIGERATOR, ELECTRIC STOVE, DISHWASHER, CEILING FAN(S)

\* Rare top-floor corner condo with privacy, sunlight, & unbeatable convenience \* Likely the best located unit on Bennett Street. This top-floor corner condo in Bower delivers a rare blend of privacy, natural light, and unbeatable convenience. Set beside green space and facing south, the home feels bright, peaceful, and open, with a covered balcony that extends your living space and no upstairs neighbours. The corner position adds extra light and enhances the sense of privacy, while the well-planned 2-bedroom layout offers a spacious living area, dining space, storage room, and a 4-piece bathroom. The location is what truly sets this property apart. Walk to Bower Place Mall, grocery stores, banks, restaurants, city transit, and scenic walking trails in just minutes. Whether you drive or not, daily life here is easy, connected, and convenient. Additional features include assigned parking with plug-in, Telus fibre-optic availability, and low-maintenance ownership. Condo fees cover heat, water, insurance, parking, reserve fund contributions, sewer, waste removal, and more, creating predictable monthly costs and a simpler lifestyle. Whether you're a first-time buyer, downsizer, or someone looking for a quiet, well-kept home in one of the most convenient spots in Bower, this is a standout opportunity. Don't miss this well located Bower condo. Book your private showing today.