



**422 Main Street S  
Redcliff, Alberta**

**MLS # A2299725**



**\$349,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	960 sq.ft.	<b>Age:</b>	1979 (47 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Off Street		
<b>Lot Size:</b>	0.15 Acre		
<b>Lot Feat:</b>	See Remarks		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding	<b>Zoning:</b>	R-LD
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Storage, Walk-In Closet(s)		

**Inclusions:** Fridge, stove, dishwasher built-in, hood fan, air conditioner - central, washer & dryer

Welcome to 422 Main Street S in Redcliff—an updated and inviting home offering comfort, space, and future potential. The main floor has been tastefully renovated in 2021 and offers 960 sq. ft. of bright, functional living space. Large windows fill the spacious living room with natural light. Open concept kitchen features stainless steel appliances, a clean white subway tile backsplash, white cabinets, quartz countertops and a center island. A comfortable dining area leads you to the deck through sliding doors. The main level is complete with two generously sized bedrooms, including a primary with a walk-in closet, along with a full 4-piece bathroom. The walkout basement is partially developed with drywall already completed, offering a blank canvas to finish to your liking—ideal for adding extra living space, bedrooms and a bathroom. Outside, enjoy the large deck—perfect for relaxing or entertaining. The 50 x 130 lot provides plenty of yard space, along with a storage shed and rear off-street parking. Whether you're a first-time buyer, investor, or looking for a home with potential to add value, this property checks all the boxes.