



3950 52 Avenue
Red Deer, Alberta

MLS # A2140823



\$199,900

Division:	South Hill		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,058 sq.ft.	Age:	1963 (61 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street, Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Landscaped, Private		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Concrete, Stucco	Zoning:	R3
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, Storage		

Inclusions: N/A

WELCOME to this great townhouse which features modern colors, 3 bedrooms, 1 bathroom and a partially finished basement to give you plenty of room to call home. The main floor has a good sized living room w' large windows to bring in the natural sunlight, and kitchen with dining room area. Upstairs has 3 bedrooms and a 4 piece bathroom. The basement is partially finished with a large family room. The laundry/mechanical room is unfinished and the washer/dryer are both included with the purchase. The central location across the street from the hospital has plenty to offer for someone who works at the hospital or downtown, with the added bonus of nearby transit and within walking distance of downtown and amenities. There is a private back yard which is landscaped with a huge fenced yard for your personal use and convenience, and 2 parking stalls at the back of the unit. There are NO condo fees!