



GRASSROOTS
REALTY GROUP

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301, 5211 39 Street
Red Deer, Alberta

MLS # A2205552



\$225,000

Division:	South Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,022 sq.ft.	Age:	1999 (26 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Titled, Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	Baseboard, Hot Water	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 525
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Laminate Counters, No Smoking Home, Vinyl Windows, Walk-In Closet(s)		

Inclusions: None

STOP RENTING and get into home ownership with this beautiful CORNER UNIT looking onto a TREED PARK RESERVE! You'll feel at home the moment you walk through the door of this 2 bedroom, 2 bathroom 3rd floor condo. Large entry with plenty of space to remove shoes and coats! Open floor plan with great U-shaped kitchen with lots of counterspace for prep! Large dining area features tons of room to entertain family & friends! Living room has a gas fireplace and loads of south and east facing windows for maximum natural light! South facing balcony looks onto a treed park too! Master bedroom is a great size with room for furniture. Walk in closet and 4pc ensuite! 2nd bedroom is great for roommate, guest or a home office. IN SUITE LAUNDRY! Underground parking complete with additional storage space too! Great location across from the hospital with easy access to Gaetz & Taylor!!!