

**4754 55 Street
Red Deer, Alberta**

MLS # A2167022



\$269,000

Division:	Downtown Red Deer		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,118 sq.ft.	Age:	1932 (92 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Double Garage Detached, Off Street		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, City Lot, Front Yard, Lawn, Many Trees, Street Lighting, Rectangu		

Heating:	Boiler	Water:	-
Floors:	Hardwood, Laminate, Vinyl	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	R3
Foundation:	Block	Utilities:	-
Features:	Laminate Counters, Natural Woodwork		

Inclusions: APPLIANCES ARE AS IS IN CONDITION

Cute and cozy house in downtown Red Deer - this home was built in 1932 and has some original woodwork. Main floor features a kitchen, open concept dining and living room, two bedrooms, 4 piece bathroom plus another room that could be used as another bedroom or flex room. (fireplace is inoperable) Nice enclosed sunroom on the front of the house with south exposure. Basement has family room (could be bedroom), bonus room, kitchenette and laundry area. Double detached garage and fenced yard with mature trees. Some updates include boiler less than 10 years old approximately, newer roof, Quick possession available.