

# \$150,000 - 904, 4719 33 Street, Red Deer

MLS® #A2218161

## \$150,000

2 Bedroom, 1.00 Bathroom, 890 sqft

Residential on 0.01 Acres

South Hill, Red Deer, Alberta

2 Storey Townhouse Condo unit in great location easy quick access to the College or to jobs at Casino, Bower mall etc . This unit has had a number of upgrades in the past years . All vinyl double pane windows, Eat in Kitchen gets the Morning sunshine through the large windows , painted cupboards , decent counter top space , glass tile back splash ,and STAINLESS STEEL FRIDGE, STOVE AND DISHWASHER round out the kitchen area . From the Entrance down a hallway way to a large irregular shaped Bright Living room with upgraded Vinyl plank flooring , big window , entrance door plus screen door that leads to semi-private back yard area . Upstairs there are two large bedrooms , closet organizers in the closets, ceiling fans, the One bedroom has door to the south facing semi -private Balcony . 4pce bathroom has ceramic floor tile , ceramic tile tub surround , upgraded vanity and toilet . The full basement has a Nice Washer and dryer , HIGH Efficient FURNACE, HWT about 15 yrs old, open portion could be a theatre room , gym area etc. Tenants have rented for 1.5 yrs and would like to stay. Buildings are well managed and have had many exterior improvements . Waiting on Condo documents package .

Built in 1962

## Essential Information

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A2218161



|                |                         |
|----------------|-------------------------|
| Price          | \$150,000               |
| Bedrooms       | 2                       |
| Bathrooms      | 1.00                    |
| Full Baths     | 1                       |
| Square Footage | 890                     |
| Acres          | 0.01                    |
| Year Built     | 1962                    |
| Type           | Residential             |
| Sub-Type       | Row/Townhouse           |
| Style          | Side by Side, Townhouse |
| Status         | Active                  |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 904, 4719 33 Street |
| Subdivision | South Hill          |
| City        | Red Deer            |
| County      | Red Deer            |
| Province    | Alberta             |
| Postal Code | T4N0N7              |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Park, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 2  |
| Parking        | Asphalt, Assigned, Off Street, Stall       |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Vinyl Windows                          |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                |
| Cooling           | None   |
| # of Stories      | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished                                       |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Playground                       |
| Lot Description   | Back Yard, Few Trees, Landscaped |
| Roof              | Flat Torch Membrane              |
| Construction      | Vinyl Siding, Wood Frame         |

|                               |                      |
|-------------------------------|----------------------|
| Foundation                    | Poured Concrete      |
| <b>Additional Information</b> |                      |
| Date Listed                   | May 8th, 2025        |
| Days on Market                | 40                   |
| Zoning                        | R3                   |
| <b>Listing Details</b>        |                      |
| Listing Office                | Century 21 Advantage |



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