

# \$225,000 - 105, 4805 45 Street, Red Deer

MLS® #A1037914

## \$225,000

1 Bedroom, 2.00 Bathroom, 1,141 sqft  
Residential on 0 Acres

Downtown Red Deer, Red Deer, Alberta

Fully Renovated Condo in Red Deer's most sought after Adult Living Complex. Brand new laminate flooring throughout (No Carpet).

Quick possession. Adorable main floor condo just steps from lobby. No need to navigate stairs or the elevator. Fully renovated condo including granite counters, high end appliances, gas fireplace and covered deck.

Large master bedroom with twin closets and full ensuite bath. Spacious office/den could double as guest bedroom. Laundry room has loads of cabinets and shelving. Central Vacuum. Underground parking with storage. .

Many amenities including billiards, movie room, crafts, work shop and morning coffee socials. Close to walking trails, farmers market, curling rink and City swimming pool. Well managed. Strong condo financials.

Condo fees of \$600 include heat, water, basic cable TV, amenities, capital reserve fund and common area maintenance. Owners pay power and private contents insurance. Quiet respectful retirement living.

Built in 1999

## Essential Information

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Price \$225,000

Bedrooms 1

Bathrooms 2.00

Full Baths 2



Square Footage	1,141
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

### **Community Information**

Address	105, 4805 45 Street
Subdivision	Downtown Red Deer
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 7A9

### **Amenities**

Amenities	Car Wash, Elevator(s), Fitness Center, Indoor Pool
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Ceiling Fan(s), Central Vacuum, Chandelier, Granite Counters
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Baseboard
Basement	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

### **Exterior**

Exterior Features	None, Other
Lot Description	See Remarks
Roof	Clay Tile, Flat
Construction	Brick
Foundation	Poured Concrete

### **Additional Information**

Date Listed September 30th, 2020

Days on Market 55

Zoning R3

### **Listing Details**

Listing Office Maxwell Real Estate Solutions Ltd.

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