

# **\$374,900 - 69 Erickson Drive, Red Deer**

MLS® #A2266026

**\$374,900**

4 Bedroom, 2.00 Bathroom, 978 sqft

Residential on 0.14 Acres

Eastview Estates, Red Deer, Alberta

IMMEDIATE POSSESSION AVAILABLE ~ FULLY DEVELOPED 4 BEDROOM, 2 BATH BUNGALOW IN EASTVIEW ESTATES ~ LOCATED NEXT TO A WALKING, BACKING ON TO A PARK & PLAYGROUND ~ OVERSIZED FRONT DRIVE + REAR RV GATE ~ Just completed updates include; New vinyl windows, appliances, paint, lighting and flooring ~ Bright entry welcomes you to this recently updated home ~ The spacious living room is filled with natural light and offers sliding patio doors that lead to the deck and backyard ~ The updated kitchen offers a functional layout with ample counter and cabinet space, including a built in pantry, full tile backsplash, brand new stainless steel appliances, window above the sink and plenty of space for a large dining set ~ Separate entry just off the kitchen has built in cabinets and access to the backyard ~ The primary bedroom can easily accommodate a king size bed plus furniture and has ample closet space ~ 2 additional main floor bedrooms are located across from the oversized 4 piece bathroom ~ The fully finished basement has a large family room with built in shelving and storage ~ 4th bedroom has cheater door with easy access to the 3 piece bathroom that offers a walk in shower and linen closet ~ Laundry room with space for storage ~ The fully fenced backyard is landscaped with mature trees, shrubs and perennials, has a fire pit and includes 2 sheds ~ RV gate with access to the back alley ~ Walking trail on the side of the house leads to



a playground just behind, with multiple other parks, playgrounds, green spaces and walking trails close by ~ Easy access to schools, shopping and all other amenities ~ Immediate possession and move in ready!

Built in 1983

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2266026    |
| Price          | \$374,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 978         |
| Acres          | 0.14        |
| Year Built     | 1983        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 69 Erickson Drive |
| Subdivision | Eastview Estates  |
| City        | Red Deer          |
| County      | Red Deer          |
| Province    | Alberta           |
| Postal Code | T4R 1X8           |

### Amenities

|                |                                                                                                          |
|----------------|----------------------------------------------------------------------------------------------------------|
| Utilities      | Electricity Connected, Cable Connected                                                                   |
| Parking Spaces | 3                                                                                                        |
| Parking        | Additional Parking, Alley Access, Driveway, Gated, Off Street, Oversized, RV Access/Parking, See Remarks |

### Interior

|                   |                                                                          |
|-------------------|--------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Laminate Counters, Pantry, Separate Entrance, Storage |
|-------------------|--------------------------------------------------------------------------|

|              |                                                                          |
|--------------|--------------------------------------------------------------------------|
| Appliances   | Dishwasher, Microwave, Refrigerator, See Remarks, Stove(s), Washer/Dryer |
| Heating      | Forced Air, Natural Gas                                                  |
| Cooling      | None                                                                     |
| Has Basement | Yes                                                                      |
| Basement     | Finished, Full                                                           |

## Exterior

|                   |                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard, Storage                                                        |
| Lot Description   | Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, See Remarks, Treed |
| Roof              | Asphalt Shingle                                                                                |
| Construction      | Vinyl Siding                                                                                   |
| Foundation        | Poured Concrete                                                                                |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 21st, 2025 |
| Days on Market | 4                  |
| Zoning         | R1                 |

## Listing Details

|                |                           |
|----------------|---------------------------|
| Listing Office | Lime Green Realty Central |
|----------------|---------------------------|

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