

# **\$350,000 - 5821 43 Avenue, Red Deer**

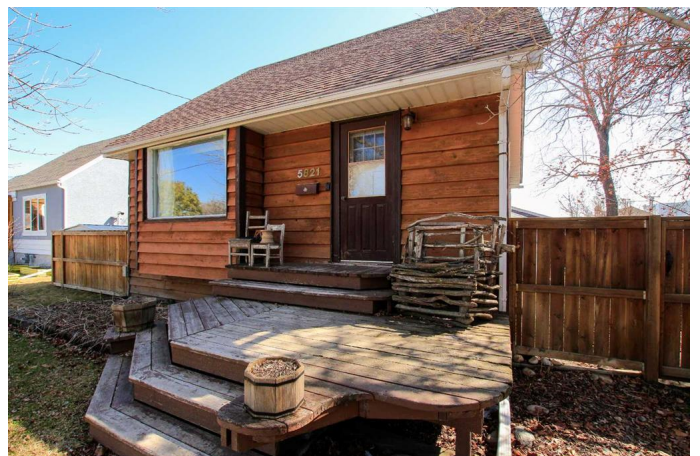
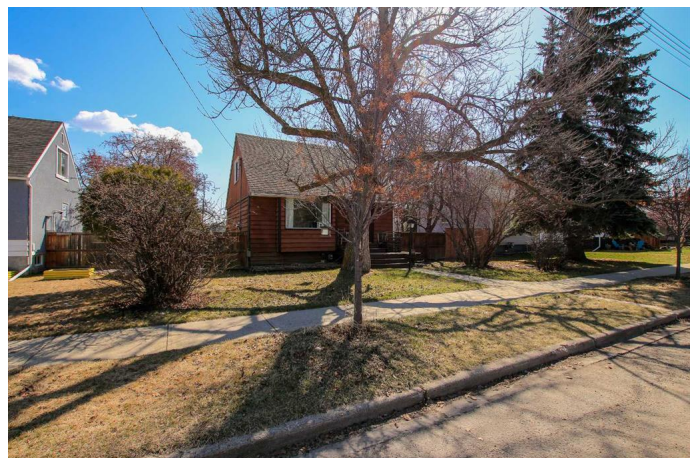
MLS® #A2213942

## **\$350,000**

3 Bedroom, 2.00 Bathroom, 938 sqft  
Residential on 0.15 Acres

Waskasoo, Red Deer, Alberta

IMMEDIATE POSSESSION AVAILABLE ~ FULLY DEVELOPED 3 BEDROOM 2 BATH 1.5 STOREY ~ LOCATED ON A LARGE LOT IN WASKASOO ~ DOUBLE DETACHED GARAGE, OFF STREET PARKING & PAVED ALLEY ~ Mature landscaping and wood siding offers eye catching curb appeal ~ A sun filled foyer welcomes you ~ The living room offers a large west facing window that overlooks the front yard and allows for plenty of natural light ~ More large windows in the dining room with views of the deck and backyard ~ The kitchen offers a functional layout with ample cabinet and counter space, tons of natural light from large windows, an eating bar and stainless steel appliances ~ 4 piece main floor bathroom ~ The upper level offers two bedrooms, both with ample closet space ~ The fully developed basement features a spacious family room, third bedroom, a 4 piece bathroom with a clawfoot tub, laundry hook ups and space for storage ~ The landscaped backyard is loaded with mature trees, shrubs and perennials, has a large deck with built in seating, a shed, portable greenhouse, fire pit area and still plenty of grassy yard space ~ 24' L x 22' W detached garage is insulated, finished with plywood, has 220V wiring, built in shelving and two overhead doors with openers ~ Additional off street parking behind the garage and a paved back alley ~ Located walking distance to multiple playgrounds, schools, parks, access to Red Deer's extensive trail system, Kerry Wood Nature Centre, Gaetz Lakes



Sanctuary with easy access to shopping dining  
and all other amenities ~ Immediate  
possession and move in ready!

Built in 1948

### **Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2213942          |
| Price          | \$350,000         |
| Bedrooms       | 3                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 938               |
| Acres          | 0.15              |
| Year Built     | 1948              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | 1 and Half Storey |
| Status         | Active            |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 5821 43 Avenue |
| Subdivision | Waskasoo       |
| City        | Red Deer       |
| County      | Red Deer       |
| Province    | Alberta        |
| Postal Code | T4N 3E5        |

### **Amenities**

|                |                                              |
|----------------|----------------------------------------------|
| Utilities      | Electricity Connected, Natural Gas Connected |
| Parking Spaces | 4                                            |
| Parking        | Off Street                                   |
| # of Garages   | 2                                            |

### **Interior**

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Storage                                                            |
| Appliances        | Dishwasher, Garage Control(s), Refrigerator, See Remarks, Stove(s) |
| Heating           | Forced Air                                                         |
| Cooling           | None                                                               |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Finished, Full |

## Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Private Yard         |
| Lot Description   | Back Lane, Back Yard |
| Roof              | Asphalt Shingle      |
| Construction      | Wood Siding          |
| Foundation        | Poured Concrete      |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 25th, 2025 |
| Days on Market | 19               |
| Zoning         | R1               |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Lime Green Realty Inc. |
|----------------|------------------------|

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