

\$239,000 - 304, 4614 47a Avenue, Red Deer

MLS® #A2225880

\$239,000

2 Bedroom, 2.00 Bathroom, 1,067 sqft
Residential on 0.03 Acres

Downtown Red Deer, Red Deer, Alberta

IMMEDIATE POSSESSION AVAILABLE ~
1067 SQ. FT. 2 BEDROOM, 2 BATH CONDO
~ END UNIT WITH A COVERED WEST
FACING BALCONY ~ UNDERGROUND
PARKING ~ Open concept main living space
is complemented by laminate flooring and an
abundance of south and west facing windows
that fill the space with natural light ~ The living
room is a generous size and has a sliding
patio door leading to the covered balcony with
mature trees offering privacy and shade ~
Easily host gatherings in the dining room that
opens to the galley style kitchen featuring
white cabinets, full tile backsplash and ample
counter space ~ The primary bedroom can
easily accommodate a king size bed plus
furniture, has dual closets and a 3 piece
ensuite with a walk in shower ~ Second
bedroom is also a generous size and is
conveniently located next to the 4 piece main
bathroom ~ In unit laundry has built in shelving
~ Balcony storage with built in shelving ~
Heated and secure underground parking stall
~ The building offers a party room with a wet
bar, bathroom, elevators, underground parking
and an outdoor sitting area ~ Monthly condo
fees are \$585.45 and include; heat, insurance,
gas, common area maintenance, grounds
maintenance, parking, professional
management, reserve fund contributions,
sewer, snow removal, trash and water ~
Located across from the Recreation Centre
Park, Museum & Art Gallery and The Golden
Circle, walking distance to transit, shopping



restaurants, medical clinics and more ~
Immediate possession and move in ready!

Built in 1998

Essential Information

MLS® #	A2225880
Price	\$239,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,067
Acres	0.03
Year Built	1998
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	304, 4614 47a Avenue
Subdivision	Downtown Red Deer
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4R 3N2

Amenities

Amenities	Elevator(s), Parking, Party Room, Secured Parking, Visitor Parking
Utilities	Electricity Connected, Natural Gas Connected
Parking Spaces	1
Parking	Heated Garage, See Remarks, Underground

Interior

Interior Features	Closet Organizers, Pantry, Storage, Vinyl Windows
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Baseboard, Boiler, Natural Gas
Cooling	Wall/Window Unit(s)
# of Stories	4

Exterior

Exterior Features	Balcony, Other, Storage
Lot Description	Back Lane, Front Yard, Landscaped, Many Trees, See Remarks
Construction	Vinyl Siding

Additional Information

Date Listed	May 29th, 2025
Days on Market	5
Zoning	R3

Listing Details

Listing Office	Lime Green Realty Inc.
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