

# \$548,500 - 2, 4901 Farrell Avenue, Red Deer

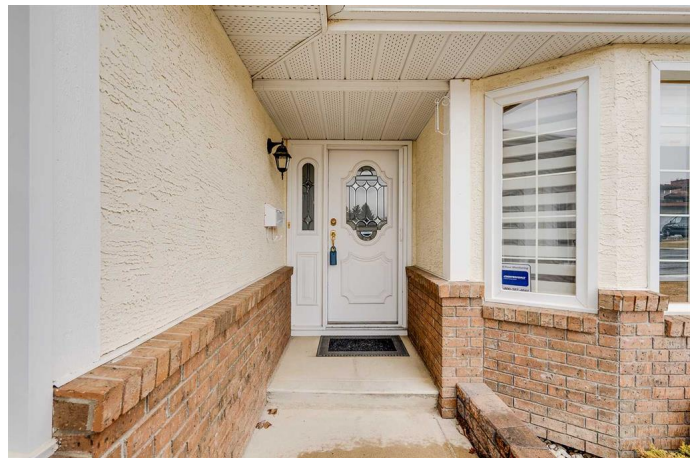
MLS® #A2210082

**\$548,500**

3 Bedroom, 3.00 Bathroom, 1,371 sqft  
Residential on 0.10 Acres

Fairview, Red Deer, Alberta

**\*\*LOCATION\*\***Welcome to Fairway on the Ridge 45 + community, and a exclusive opportunity to own a stunning Adult ½ Duplex Walkout Bungalow in one of Red Deer's most coveted locations. This home offer's beautiful views of the Fairways of Red Deer's Finest Golf Course. The home has been well cared for and updated over the years. You will be immediately impressed with the vaulted ceiling, well appointed kitchen with stainless appliances, quartz counter tops and coordinating backsplash, with breakfast nook where you can watch the morning golfers as enjoying your coffee. Just off the breakfast area is a fabulous deck with Awning to entertain guests (natural gas to BBQ). The main floor has a front office, formal dining and spacious living room with double French doors to the Master suite. Downstairs you will find a cozy fireplace another 2 bedrooms and bathroom . Door located in family room to lower patio and to the greenbelt (underground sprinklers). Within the last 3 years the owners have replaced the furnace, redone the shingles, added new AC, also new window in kitchen and breakfast nook. Condo fees are 220.00 pm and include snow removal and grass maintenance. Let's talk walkability, conveniently located next to bower ponds, Great chief park, Red Deer Golf country club the river, not to mention great trails that will take you anywhere in Red Deer. This Property offers a sweet oasis that combines the charm of residential country living with convenience



of city amenities.

Built in 1990

### Essential Information

MLS® #	A2210082
Price	\$548,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,371
Acres	0.10
Year Built	1990
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

### Community Information

Address	2, 4901 Farrell Avenue
Subdivision	Fairview
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	t4n 6w2

### Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Central Vacuum, Quartz Counters, Vinyl Windows, Wood Windows
Appliances	Dishwasher, Microwave, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

## Exterior

Exterior Features	None
Lot Description	Backs on to Park/Green Space, Gentle Sloping, Greenbelt
Roof	Asphalt
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 9th, 2025
Days on Market	22
Zoning	R2

## Listing Details

Listing Office	Royal LePage Network Realty Corp.
----------------	-----------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.