

# \$359,900 - 5526 48a Avenue, Red Deer

MLS® #A2215086

**\$359,900**

3 Bedroom, 2.00 Bathroom, 844 sqft

Residential on 0.11 Acres

Downtown Red Deer, Red Deer, Alberta

Just like living in the country. Are you looking for that tranquil setting amongst the trees in a trendy neighborhood next to the walking/bike paths with the river valley at your door ! here it is. Come take a look at this unique 3 bedroom bungalow with the primary bedroom on the main floor and 2 in the basement. 1-4 Pc bathroom on the main and 1-3 Pc bathroom in the basement. loads of character and charm featured through out this home from the hardwood floors, doorways, arches, wood burning fire place and more. Good size kitchen for a smaller home, large living and formal dining rooms with picture window overlooking the front and back yards. Basement is fully developed with a spacious rec room with entrance to the attached garage. 5000 Sq ft lot and a 24x20' deck in a very private fenced yard. 2nd deck on the north side offers another relaxing setting. Deer in the yard often and a 2 min walk to the river and vast trail system. Home has been upgraded and well maintained.

Built in 1938

## Essential Information

MLS® #	A2215086
Price	\$359,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	844
Acres	0.11
Year Built	1938
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	5526 48a Avenue
Subdivision	Downtown Red Deer
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 3V6

### Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Laminate Counters, See Remarks
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 25th, 2025
Days on Market	15
Zoning	R1

## Listing Details

Listing Office	RE/MAX real estate central alberta
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