

# \$309,900 - 2103, 30 Carleton Avenue, Red Deer

MLS® #A2223919

**\$309,900**

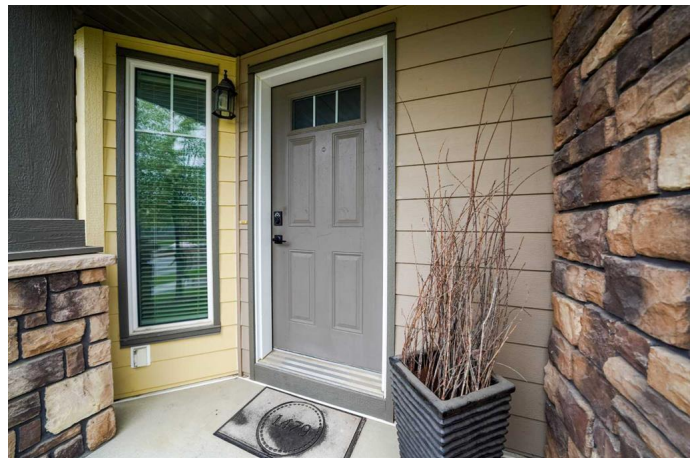
3 Bedroom, 3.00 Bathroom, 1,178 sqft

Residential on 0.03 Acres

Clearview Ridge, Red Deer, Alberta

Welcome to this beautifully fully developed 2-storey townhouse in the ever-popular Clearview Ridge—where convenience meets comfort and your shovel gets to retire early. This unit is loaded with granite counter tops, stainless steel appliances, and a open-concept main floor that's perfect for binge-watching, dinner parties, or just spinning in your socks like it's a '90s rom-com. The kitchen features a functional layout with an eating bar—ideal for pancakes and pep talks. Upstairs, you'll find two large bedrooms, including a primary with a walk-thru closet and direct access to the 4-piece bathroom (hello, ensuite life without the ensuite price). Head down to the fully finished basement for a bonus living space, a third bedroom, and another full bathroom—perfect for guests, teens, or that home office you swore you'd set up last year. Extras? Oh yes! Freshly painted throughout with beautiful vinyl plank, a west-facing, fully fenced yard for sunset vibes and dog zoomies, A high-efficiency furnace, TWO rear parking stalls + tons of street parking, Low condo fees (and yes, they take care of snow and lawn... so you don't have to!) and so much more. Walk to schools, shops, and restaurants, and if you're an Oilers fan, you're just a hop away from the pub to watch them take the cup this year!!!! Well maintained and move-in ready—this one is a winner!

Built in 2011



## Essential Information

MLS® #	A2223919
Price	\$309,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,178
Acres	0.03
Year Built	2011
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	2103, 30 Carleton Avenue
Subdivision	Clearview Ridge
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 0M8

## Amenities

Amenities	Parking
Parking Spaces	2
Parking	Assigned, Off Street, Stall

## Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
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Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Concrete, See Remarks
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 23rd, 2025
Days on Market	15
Zoning	R3

### **Listing Details**

Listing Office	RE/MAX real estate central alberta
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