# \$389,000 - 175 Garrison Circle, Red Deer

MLS® #A2209738

## \$389,000

4 Bedroom, 3.00 Bathroom, 1,358 sqft Residential on 0.09 Acres

Garden Heights, Red Deer, Alberta

Spacious 1/2 Duplex in a Fantastic Red Deer Location!

This 4-bedroom, 2-bathroom home features a bright and open-concept kitchen with an island, perfect for family gatherings. Enjoy the convenience of a 1/2 bath on the main floor, washer/dryer, and a walk-through pantry from kitchen that leads to the single attached garage. The fully fenced backyard with alley access provides a private retreat, and a nearby playground makes it ideal for families. The unfinished basement is ready for your personal touch! This property has always been a successful rental, making it a great investment opportunity.



### **Essential Information**

MLS® # A2209738

Price \$389,000

Bedrooms 4

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,358 Acres 0.09

Year Built 2013

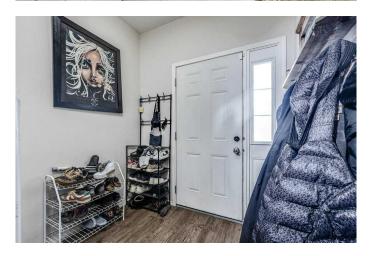
Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side







Status Active

## **Community Information**

Address 175 Garrison Circle

Subdivision Garden Heights

City Red Deer
County Red Deer

County Red Dee Province Alberta

Postal Code T4P0P5

## **Amenities**

Parking Spaces 2

Parking Driveway, Parking Pad, Single Garage Attached

# of Garages 1

### Interior

Interior Features Central Vacuum, Kitchen Island, Open Floorplan

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Private Yard Lot Description Back Lane

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed April 9th, 2025

Days on Market 76

Zoning R1A

## **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.