

56 Elder Street
Red Deer, Alberta

MLS # A2225183



\$399,900

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|------------------|--|---------------|-------------------|
| Division: | Eastview Estates | | |
| Type: | Residential/House | | |
| Style: | Bungalow | | |
| Size: | 1,036 sq.ft. | Age: | 1989 (36 yrs old) |
| Beds: | 3 | Baths: | 1 |
| Garage: | Double Garage Detached, Off Street | | |
| Lot Size: | 0.10 Acre | | |
| Lot Feat: | Back Lane, Back Yard, Fruit Trees/Shrub(s), Garden, Low Maintenance Land | | |

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|--------------------|---------------------------------------|-------------------|-----|
| Heating: | Fireplace(s), Forced Air | Water: | - |
| Floors: | Carpet, Laminate, Linoleum, Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Stucco | Zoning: | R-L |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Bidet, Central Vacuum, No Animal Home | | |

Inclusions: N/A

Welcome to this well-maintained 4 bedroom, 2 bathroom bungalow nestled in the heart of Eastview Estates, one of the city's most sought-after family-friendly neighborhoods. Perfectly located on a quiet street with ample street parking and a double detached garage, you'll have plenty of space or vehicles and guests alike. This home offers comfort, convenience, and a strong sense of community. The cozy living room features a classic wood-burning fireplace and large front windows, creating a warm, inviting space filled with natural light—perfect for relaxing evenings or entertaining guests. Just off the kitchen, enjoy a bright breakfast nook with bay windows, offering the perfect spot to start your day. Both bathrooms include bidet attachments, offering a unique touch of comfort and convenience. The smaller, easily maintainable yard provides just enough garden and green space without the hassle of major upkeep—ideal for busy households or rental purposes. You'll also appreciate the unbeatable location, just minutes from multiple schools, parks, and the Collicutt Centre, which offers year-round recreation for all ages.