

# \$445,000 - 4501 35 Streetcrescent S, Red Deer

MLS® #A2226305

**\$445,000**

4 Bedroom, 2.00 Bathroom, 1,193 sqft

Residential on 0.14 Acres

Mountview, Red Deer, Alberta

The lilacs are bursting all around this family friendly bungalow located on a crescent in Mountview, and facing a green space. The zen is all around! This 4 bed 2 bath house has been updated over the years, Its trendy and stylish with an open floor plan. Upstairs you have a big front porch welcoming you into the house, secluded with mature trees so you can forget your in the city. Living room, dining room, and kitchen are all open and ready for family gatherings and hosting, or just watching TV while you cook. Huge windows have you taking in all the greenery surrounding the house all over the main floor. It is truly glorious. 2 bedrooms and a full bathroom as well as a rear foyer complete the main floor. Downstairs you'll find new vinyl plank flooring throughout the main space, a wet bar, 2 more bedrooms, a flex space, another full bath, laundry and utility as well as cold storage. Out the back foyer you'll find the rear deck, hot tub, firepit area, new cedar fencing, trees and grassy area, shed, and a double detached garage with a huge concrete pad out back for extra parking. Don't delay booking your viewing of this one with your Realtor, because it won't last long on the market.

Built in 1956

## Essential Information

MLS® # A2226305

Price \$445,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,193
Acres	0.14
Year Built	1956
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	4501 35 Streetcrescent S
Subdivision	Mountview
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 0P6

### Amenities

Parking Spaces	4
Parking	Double Garage Detached, Off Street
# of Garages	2

### Interior

Interior Features	Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Vinyl Windows, Wet Bar
Appliances	Dishwasher, Electric Stove, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Window Unit(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
-------------------	--------------

Lot Description	Back Lane, Back Yard, City Lot, Corner Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	58
Zoning	R1

### **Listing Details**

Listing Office	Onyx Realty Ltd.
----------------	------------------

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.