

# \$380,000 - 43 Nyman Crescent, Red Deer

MLS® #A2233076

## \$380,000

4 Bedroom, 3.00 Bathroom, 1,105 sqft

Residential on 0.15 Acres

Normandeau, Red Deer, Alberta

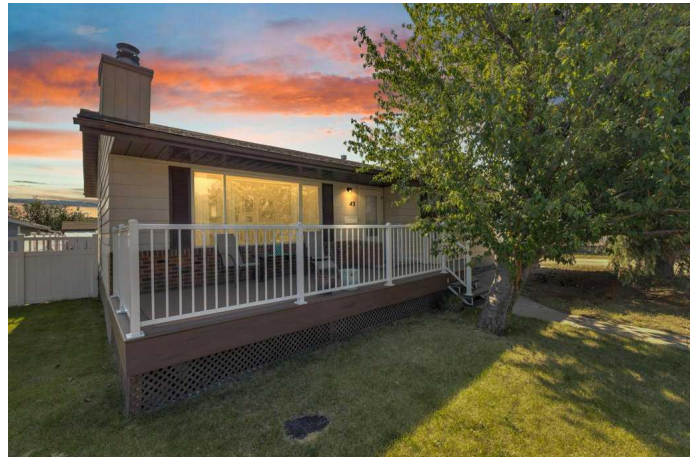
### Public Remarks:

This well-kept 1,105 sq. ft. bungalow is located on a quiet street, just across from a beautifully treed city green space and within walking distance to schools. Featuring four bedrooms and 3 bathrooms, this home offers practical living space with a solid layout, mature landscaping, and important updates already completed.

The front and rear decks are finished with low-maintenance composite decking, while the backyard is highlighted by patio stones, vinyl fencing, a sundeck, beautiful flower beds, and a large storage shed. The property also offers rear access to a utility green space, providing ample room for temporary RV or trailer parking.

One of the standout features of this home is the oversized double garage. Itâ€™s insulated, heated, and perfect for mechanics or hobbyists, equipped with double overhead doors. Inside, youâ€™ll find parquet hardwood flooring (in reasonable shape), a cozy wood-burning fireplace, and a convenient 3-piece ensuite in the primary bedroom.

The basement offers additional living space with a fourth large bedroom, a small 3-piece bathroom, and a spacious living area. A wet bar, mini fridge, and dishwasher (sold as-is) complete the downstairs space.



Additional features include composite decking (front and rear), a heated mechanics garage, a quiet location near schools and green space, a large storage shed, patio stonework, a wood-burning fireplace, a 3-piece bath, and a wet bar in the basement.

Built in 1978

### **Essential Information**

MLS® #	A2233076
Price	\$380,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,105
Acres	0.15
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	43 Nyman Crescent
Subdivision	Normandeau
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 1Z5

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Heated Garage
# of Garages	2

### **Interior**

Interior Features	No Smoking Home, Wet Bar
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Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Fire Pit
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Metal Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 24th, 2025
Days on Market	13
Zoning	R-L

## Listing Details

Listing Office	CIR Realty
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