

**125, 18 Averill Street
Red Deer, Alberta****MLS # A2217868****\$249,900**

Division:	Aspen Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	820 sq.ft.	Age:	2003 (22 yrs old)
Beds:	1	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Forced Air, Natural Gas**Floors:** Carpet, Linoleum**Roof:** Asphalt**Basement:** None**Exterior:** Other**Foundation:** -**Features:** Open Floorplan**Water:** -**Sewer:** -**Condo Fee:** \$ 391**LLD:** -**Zoning:** R2**Utilities:** -**Inclusions:** Stove, Refrigerator, Dishwasher, Microwave, Washer/Dryer Stacked, Garage Door Control

Bright open ground floor condo in the very popular Aspen Ridge Grande. West facing onto a green area! Talk about quiet & peaceful living. Presently used as a one bedroom unit but the den is extra large & could easily be used as a second bedroom. 2 four-piece baths. Cozy living room with a corner fireplace. Another great feature is one heated underground parking stall (#66) which is assigned & a titled outside stall, same plan number but Unit P135. If you don't need the outside stall it can be easily sold (Value \$6000.00 to \$8,000.00) there is high demand for an extra parking stall. Excellent building with lots of amenities. Guest suite, library & gym. As well the social & games room has a pool table, shuffle board & a mini kitchen. Don't wait.