

307, 41 Bennett Street  
Red Deer, Alberta

MLS # A2242346



**\$149,000**

|                  |                                    |               |                   |
|------------------|------------------------------------|---------------|-------------------|
| <b>Division:</b> | Bower                              |               |                   |
| <b>Type:</b>     | Residential/Low Rise (2-4 stories) |               |                   |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                   |
| <b>Size:</b>     | 831 sq.ft.                         | <b>Age:</b>   | 1980 (45 yrs old) |
| <b>Beds:</b>     | 2                                  | <b>Baths:</b> | 1                 |
| <b>Garage:</b>   | Off Street, Stall                  |               |                   |
| <b>Lot Size:</b> | 0.02 Acre                          |               |                   |
| <b>Lot Feat:</b> | -                                  |               |                   |

|                    |                                                                            |                   |        |
|--------------------|----------------------------------------------------------------------------|-------------------|--------|
| <b>Heating:</b>    | Boiler                                                                     | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Carpet, Linoleum                                                           | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | Asphalt Shingle                                                            | <b>Condo Fee:</b> | \$ 540 |
| <b>Basement:</b>   | -                                                                          | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Brick, Wood Frame                                                          | <b>Zoning:</b>    | R-H    |
| <b>Foundation:</b> | -                                                                          | <b>Utilities:</b> | -      |
| <b>Features:</b>   | Closet Organizers, No Animal Home, No Smoking Home, Storage, Vinyl Windows |                   |        |

**Inclusions:** N/A

TOP FLOOR, CORNER UNIT! Check out this well kept 2 bedroom, 1 bathroom corner condo unit in Red Deer's desirable BOWER subdivision. This home has lots of space with a huge living room and massive primary bedroom. Also offered is a galley kitchen, opening to a dinette, a second bedroom, 4 pc bathroom and a large in-suite storage room! There is shared laundry in the building and the unit comes with one off-street parking stall. There is plenty of visitor parking out front. The common areas and building envelope are well maintained and the parking lot has recently been resurfaced.