

**65, 5935 63 Street  
Red Deer, Alberta**

**MLS # A2279405**

**\$184,900**



<b>Division:</b>	Highland Green		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	5 Level Split		
<b>Size:</b>	1,127 sq.ft.	<b>Age:</b>	1977 (49 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Driveway, Parking Pad		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Back Yard, Backs on to Park/Green Space, No Neighbours Behind		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 450
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-H
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** TV Mount in Family Room, Rain Barrel in yard, Blinds, Kitchen Curtains, all curtain rods

Welcome to this spacious 1,126 sq ft, 5-level townhouse condo plus basement, offering an incredible amount of room for families, couples, or anyone craving extra space to spread out. This home features 3 bedrooms and 2 bathrooms, a plug-in parking stall right on your front driveway, and a fully fenced yard—perfect for summer BBQs, relaxing in the sunshine, or letting kids play. The gorgeous bright and functional kitchen was beautifully updated in 2020, offering beautiful cabinetry, tons of counter space, ideal for meal prep or dual chefs, and includes stainless steel appliances. A new furnace installed in Spring 2025 adds comfort and peace of mind. Upstairs you'll find two bedrooms with vaulted ceilings and a 4-piece bathroom, while the top floor is dedicated to a truly impressive primary suite with dual closets and a private balcony overlooking the south-facing backyard. With multiple outdoor spaces including a balcony off the living room, patio doors to the yard from the walkout lower level, and a second balcony off the primary bedroom, this home is designed for indoor-outdoor living. The basement offers a convenient 2-piece bathroom plus the utility room. A unique layout, great upgrades, and exceptional space—this is a must-see property!