

# \$399,900 - 3925 45 Street, Red Deer

MLS® #A2228648

**\$399,900**

4 Bedroom, 2.00 Bathroom, 1,141 sqft

Residential on 0.14 Acres

Eastview, Red Deer, Alberta

Southside location for this fully tenanted home (including the garage) with an illegal suite. On a quiet street is this 4 bedroom home with a heated 24 X 24 garage. This home has a great floor plan. The main level has 3 bedrooms, an updated bathroom, a kitchen with newer appliances and a good sized living room. The illegal suite in the basement is bright due to the large windows. It is in excellent condition and offers a bedroom with an egress window, a nice kitchen, living room and bathroom. There is a shared laundry area. The backyard is big offering a nice sized deck and plenty of yard space + the super sized garage and additional parking behind.

Built in 1950

## Essential Information

MLS® #	A2228648
Price	\$399,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,141
Acres	0.14
Year Built	1950
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active



## Community Information

Address	3925 45 Street
Subdivision	Eastview
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 1J7

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Recessed Lighting
Appliances	Dishwasher, Dryer, Garage Control(s), Range, Refrigerator, Washer
Heating	High Efficiency, Floor Furnace
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full, Suite

## Exterior

Exterior Features	Storage
Lot Description	Back Lane, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Block

## Additional Information

Date Listed	June 6th, 2025
Days on Market	17
Zoning	R1A

## Listing Details

Listing Office	Century 21 Maximum
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