



**491 Townsend Street
Red Deer, Alberta**

MLS # A2318851

\$719,900



Division:	Timberlands		
Type:	Residential/House		
Style:	Attached-Up/Down, Modified Bi-Level		
Size:	1,399 sq.ft.	Age:	2026 (0 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Corner Lot, Front Yard, Irregular Lot, Street L		

Heating:	In Floor, Exhaust Fan, Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stone, Vinyl Siding, Wood Frame	Zoning:	R-L
Foundation:	Poured Concrete	Utilities:	-

Features: Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s)

Inclusions: Second refrigerator, second dishwasher

Brand-new, legally suited home in a prime central Red Deer location. The main home features 9' ceilings, large windows, stone countertops with under-mount sinks, main-floor laundry, and a private primary suite with a walk-in closet and a 3-piece ensuite. The legal suite offers its own entrance, separate laundry, oversized windows, and quality finishes throughout. Built for efficiency with triple-pane windows and R50 attic insulation. Outside, you'll find a 10' x 16' deck with a gas hookup, an 18' x 24' detached garage with a 12' x 8' overhead door, and a large driveway with plenty of parking. Ideally located close to schools, daycare, grocery stores, restaurants, shopping, walking trails, transit, and major routes throughout the city. A rare opportunity to own a brand-new home with a legal suite.