



GRASSROOTS
REALTY GROUP

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4 Golden Crescent Red Deer, Alberta

MLS # A2328661



\$329,900

Division:	Garden Heights		
Type:	Residential/Four Plex		
Style:	Bi-Level		
Size:	697 sq.ft.	Age:	2018 (8 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Assigned, Stall		
Lot Size:	0.03 Acre		
Lot Feat:	Back Yard, Landscaped, Lawn		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 236
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board, Concrete, Wood Frame	Zoning:	R-M
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Vaulted Ceiling(s), Vinyl Windows		
Inclusions:	N/A		

Welcome to easy living in the sought-after community of Garden Heights. This beautifully maintained 2-bedroom, 1.5-bath condominium offers a stylish, low-maintenance lifestyle in one of Red Deer's most desirable east-side neighbourhoods. Step inside to discover beautiful vaulted ceilings, large windows that flood the home with natural light, and an open-concept layout that feels bright, spacious and inviting. The kitchen is finished with quartz countertops, stainless steel appliances, a generous island, and plenty of cabinetry, making it as functional as it is beautiful. Quality finishes, laminate flooring, modern colours, and pride of ownership are evident throughout, creating a home that's truly move-in ready. Downstairs you'll find two spacious bedrooms, a full bathroom, convenient laundry, and generous storage. Outside, enjoy the bonus of a large private storage locker—perfect for bikes, seasonal items, or outdoor gear. With two powered parking stalls, low condo fees, and a pet-friendly community (subject to condo approval), this property offers outstanding value. The location is exceptional. Step outside to the extensive trail system leading to MacKenzie Trails and the ponds, or enjoy being just minutes from schools, parks, restaurants, shopping, Clearview Market Square, Timberlands, and every amenity you need. Whether you're a first-time buyer, downsizing, or looking for a smart investment, this home offers the perfect balance of comfort, style, and convenience. Move in, unpack, and start enjoying everything this fantastic neighbourhood has to offer.