



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

4625 48 Street
Red Deer, Alberta

MLS # A2330248



\$250,000

Division:	Parkvale		
Type:	Residential/House		
Style:	Bungalow		
Size:	835 sq.ft.	Age:	1952 (74 yrs old)
Beds:	4	Baths:	2
Garage:	Insulated, Single Garage Detached		
Lot Size:	0.11 Acre		
Lot Feat:	Landscaped, Private, Standard Shaped Lot, Wooded		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-L
Foundation:	Combination	Utilities:	-
Features:	See Remarks		

Inclusions:	N/A
-------------	-----

Attention investors, flippers! Welcome to 4625 48 Street, situated in Parkvale, one of Red Deer's oldest and most desirable mature neighborhoods. This property offers incredible opportunity to make it your own. Situated on a mature, deep lot with a standard footprint, The property features a single detached, insulated garage with convenient back lane access, providing the ideal workshop space. The 835 sq. ft. bungalow is a blank canvas ready for your creative vision. Unbeatable location close to local parks, transit, and shopping. The house has four bedrooms and two bathrooms. the living room is a good size with a large window so you have views of your private yard. The deck is the perfect place to sit and enjoy those summer evenings. This home is a great opportunity for someone to put their own touches on it.