

# \$259,900 - 7, 20 Alford Avenue, Red Deer

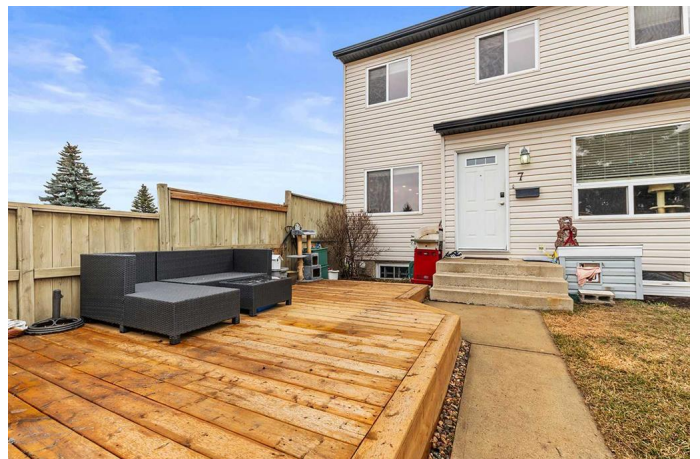
MLS® #A2205260

**\$259,900**

3 Bedroom, 3.00 Bathroom, 1,100 sqft  
Residential on 0.00 Acres

Anders Park, Red Deer, Alberta

This end unit townhome, in a great southside location is ready and waiting for you! It offers features you won't find in other townhomes at an attractive price too. Before you step inside you'll be impressed by the new (2024) south facing deck that stretches the depth of the yard, giving you a great spot to enjoy bbq's and sunshine all summer long. Be ready to smile when you open the door to your spacious and inviting main floor. There's new flooring (main and basement) and new paint. An open kitchen with custom cabinets to the ceiling and full tile backsplash looks out onto the front yard. A well appointed 2 piece bathroom is in the hallway, while an inviting living room, complete with a fireplace and eye catching floor to ceiling tile wall make this space perfect for spending time with family and friends. An open staircase leads upstairs to 3 bedrooms, including a large primary with big closet. A 4 piece bathroom with fully tiled shower and linen closet complete this floor. Head to your fully finished basement and continue to be impressed by the rec/tv room, ideal for movie night or watching the game. The basement has another 2 piece bathroom, fully finished den and a utility room with shelving for more storage. There's an assigned stall plus visitor parking and a fenced yard too. Enjoy the convenience of living in desirable Anders, close to amenities, shopping, playgrounds, schools. Condo fees cover snow removal, exterior maintenance, grounds maintenance and professional



management, can you say convenient? Prime location and very functional floorplan, this home is turn key and ready for you!

Built in 1976

### **Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2205260      |
| Price          | \$259,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 1             |
| Half Baths     | 2             |
| Square Footage | 1,100         |
| Acres          | 0.00          |
| Year Built     | 1976          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 7, 20 Alford Avenue |
| Subdivision | Anders Park         |
| City        | Red Deer            |
| County      | Red Deer            |
| Province    | Alberta             |
| Postal Code | T4R 1G9             |

### **Amenities**

|                |                                 |
|----------------|---------------------------------|
| Amenities      | Parking, Trash, Visitor Parking |
| Parking Spaces | 1                               |
| Parking        | Stall                           |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Closet Organizers, No Smoking Home, Storage, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer         |
| Heating           | Forced Air   |

|                 |                |
|-----------------|----------------|
| Cooling         | None           |
| Fireplace       | Yes            |
| # of Fireplaces | 1              |
| Fireplaces      | Electric       |
| Has Basement    | Yes            |
| Basement        | Finished, Full |

### **Exterior**

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Lighting                  |
| Lot Description   | Low Maintenance Landscape |
| Roof              | Asphalt Shingle           |
| Construction      | Vinyl Siding              |
| Foundation        | Poured Concrete           |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 27th, 2025 |
| Days on Market | 8                |
| Zoning         | R3               |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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