

**204, 5502 58A Street  
Red Deer, Alberta**

**MLS # A2285817**



## \$124,900

<b>Division:</b>	Riverside Meadows		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Multi Level Unit		
<b>Size:</b>	834 sq.ft.	<b>Age:</b>	1990 (36 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Off Street, Stall		
<b>Lot Size:</b>	0.02 Acre		
<b>Lot Feat:</b>	-		

**Heating:** Boiler, Natural Gas

**Floors:** Carpet, Laminate, Linoleum

**Roof:** Asphalt Shingle

**Basement:** -

**Exterior:** Wood Frame

**Foundation:** -

**Features:** See Remarks

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 596

**LLD:** -

**Zoning:** R-3

**Utilities:** -

**Inclusions:** Fridge, Stove, Dishwasher

Two bedroom unit located in an established mature area within walking distance to Bower Ponds, City Trail System plus Downtown core. Large galley style kitchen offers plenty of cupboard and counter space. Open living/dining area with nice amount of natural lighting. Private balcony perfect for the summer bbq. Large in-suite storage room as well. Both bedrooms are good size and offer a great amount of closet space. Laundry facilities are located in basement of building. Unit comes with one assigned powered stall plus there is on site visitor parking as well. Currently rented for \$1250 a month plus electricity with a lease until March 31, 2026.