

# \$40,000 - 39, 5344 76 Street, Red Deer

MLS® #A2205735

**\$40,000**

2 Bedroom, 2.00 Bathroom, 1,198 sqft

Mobile on 0.00 Acres

Northwood Estates, Red Deer, Alberta

Welcome to Unit #39 in Red Deer Village. Located just across from the bus stop for the #4 & #18 buses this home combines comfort and convenience. Sitting on a MASSIVE lot this much loved home has a large open concept kitchen, living and dining room which is great for entertaining. The kitchen has plenty of cupboard space, built in spice racks and while there is no dishwasher currently installed there is the perfect space to add one in. There are two large cozy bedrooms with plenty of closet space, a spacious four-piece bathroom along with an updated 3PC ensuite for your own private oasis. Updates include BRAND NEW ROOF in 2022, BRAND NEW HIGH EFFICIENCY BOILER FURNACE installed August 2024, HWT is 7 years old and updated windows in the primary bedroom. Convenience is key in Red Deer Village. Ideally located on the north side of town near Gaetz Avenue, you're just minutes from shopping, dining, schools, and medical facilities. Commuting is a breeze with easy access to the QE II or Highway 2A, connecting you to Blackfalds, Lacombe, and beyond. Your monthly lot rent includes water, sewer, garbage, and professional management, along with access to the modern clubhouse"just four years old"complete with a fitness centre, games room, community kitchen for gatherings, and outdoor spaces, including a newly built park for the kids. This home offers is waiting for you to call it home. Park approval required.



Built in 1985

### Essential Information

MLS® #	A2205735
Price	\$40,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,198
Acres	0.00
Year Built	1985
Type	Mobile
Sub-Type	Mobile
Style	Double Wide Mobile Home
Status	Active

### Community Information

Address	39, 5344 76 Street
Subdivision	Northwood Estates
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 2A6

### Amenities

Parking Spaces	2
Parking	Off Street

### Interior

Appliances	Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Hot Water, Natural Gas

### Exterior

Exterior Features	Awning(s), Storage
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Piling(s)

### Additional Information

Date Listed March 25th, 2025

Days on Market 23

## **Listing Details**

Listing Office RE/MAX real estate central alberta

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