

\$392,000 - 4113 40 Street, Red Deer

MLS® #A2198579

\$392,000

5 Bedroom, 2.00 Bathroom, 1,163 sqft
Residential on 0.15 Acres

Grandview, Red Deer, Alberta

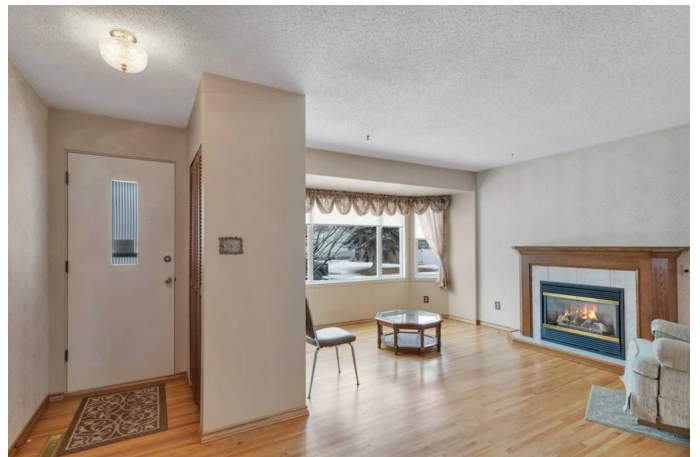
This is a beautiful family home that has been lovingly cared for by previous generations. The care and love put into this home is evident and deserves the same from its new owners.

Sitting on one of the nicest closes in Grandview across from a beautiful green space and within walking distance to schools, shopping, parks, recreation and churches. There have been some upgrades in recent years, including the roof, furnace and hot water tank. Some windows have been replaced, and the remaining ones are still in great shape. Neighbours are well-established and very caring of the neighbourhood. The living room offers a bay window with a beautiful view of trees and greenery.

Hardwood floors can be found throughout the main floor of the home. Oak cabinetry in the kitchen along with a dinette with lots of natural light gives this space a cozy disposition. A sunroom can be found off the back of the home, overlooking the landscaped yard with minimal upkeep. The double detached Garage has a wood shop built in which can be converted for any hobby, equipped with a built-in vac system and an exhaust fan. Additional storage can be found in the garage attic space. The home needs a few updates but has huge value and great potential.

Built in 1955

Essential Information



MLS® #	A2198579
Price	\$392,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,163
Acres	0.15
Year Built	1955
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4113 40 Street
Subdivision	Grandview
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 1A4

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	See Remarks, Storage, Wet Bar
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
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Lot Description	Back Yard, Cul-De-Sac, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 5th, 2025
Days on Market	9
Zoning	R1

Listing Details

Listing Office	Coldwell Banker Ontrack Realty
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