

# **\$505,000 - 255 Addington Drive, Red Deer**

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MLS® #A2233532

**\$505,000**

4 Bedroom, 3.00 Bathroom, 1,360 sqft

Residential on 0.12 Acres

Aspen Ridge, Red Deer, Alberta

Charming 4-Bedroom Modified Bi-Level in Desirable Red Deer Location on a corner lot! Welcome to 255 Addington Drive, a well maintained 4-bedroom, 3-bathroom modified bi-level home perfect for families or those seeking comfort and convenience. This inviting residence boasts a spacious and functional layout boasting nearly 1400 square feet on the main, complete with modern upgrades and a serene, landscaped treed yard.

Step inside to discover a bright and open living space, with open concept kitchen, gas fireplace, 2 large bedrooms and a full bath. featuring a large master suite with a luxurious 3-piece ensuite bath and generous walk-in closet. A huge basement with another full bath, infloor heat, office and another large bedroom

Stay cool year-round with central air conditioning, and enjoy the convenience of a double attached, heated garage for ample parking and storage. The meticulously landscaped backyard, surrounded by mature trees, provides a private oasis for relaxation or entertaining.

Perfectly situated, this home is just steps away from parks, schools, and shopping, offering the best of Red Deer living. Don't miss your chance to own this move-in-ready gem in a family-friendly neighborhood!

Built in 2005



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2233532          |
| Price          | \$505,000         |
| Bedrooms       | 4                 |
| Bathrooms      | 3.00              |
| Full Baths     | 3                 |
| Square Footage | 1,360             |
| Acres          | 0.12              |
| Year Built     | 2005              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | Modified Bi-Level |
| Status         | Active            |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 255 Addington Drive |
| Subdivision | Aspen Ridge         |
| City        | Red Deer            |
| County      | Red Deer            |
| Province    | Alberta             |
| Postal Code | T4R 3n4             |

## Amenities

|                |                                      |
|----------------|--------------------------------------|
| Parking Spaces | 4                                    |
| Parking        | Alley Access, Double Garage Attached |
| # of Garages   | 2                                    |

## Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, Vaulted Ceiling(s)                                           |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                         |
| Cooling           | Central Air                                                                     |
| Fireplace         | Yes                                                                             |
| # of Fireplaces   | 1                                                                               |
| Fireplaces        | Gas, Mantle, Family Room                                                        |
| Has Basement      | Yes                                                                             |
| Basement          | Finished, Full                                                                  |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Balcony                          |
| Lot Description   | Back Lane, Back Yard, Corner Lot |
| Roof              | Asphalt                          |
| Construction      | Vinyl Siding, Wood Frame         |
| Foundation        | Poured Concrete                  |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 12              |
| Zoning         | R1              |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Sutton Landmark Realty |
|----------------|------------------------|

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