

# \$349,900 - 81 Card Crescent, Red Deer

MLS® #A2242389

## \$349,900

3 Bedroom, 2.00 Bathroom, 1,011 sqft

Residential on 0.13 Acres

Clearview Meadows, Red Deer, Alberta

GREAT VALUE on this charming little 4-level split located in the mature neighborhood of Clearview Meadows. Trails just a block from your doorstep, a park nearby and easy access to downtown! This great little starter home features a large yard with double detached garage! Inside you will find an open kitchen / dining area and living room on the main floor, leading to an upper level with 3 bedrooms and a full bathroom. The third level features a rec room and updated half bathroom. The lower level offers additional storage / den and mechanical. Located on a quiet side street and a rare affordable pricepoint makes this cute little home worth your consideration!

Built in 1980

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2242389      |
| Price          | \$349,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,011         |
| Acres          | 0.13          |
| Year Built     | 1980          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 81 Card Crescent  |
| Subdivision | Clearview Meadows |
| City        | Red Deer          |
| County      | Red Deer          |
| Province    | Alberta           |
| Postal Code | T4P 2E2           |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

## Interior

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Interior Features | See Remarks                                      |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air                                       |
| Cooling           | None                                             |
| Has Basement      | Yes                                              |
| Basement          | Finished, Full                                   |

## Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | Other                                                  |
| Lot Description   | Back Lane, Back Yard, Lawn, Level, Standard Shaped Lot |
| Roof              | Asphalt Shingle                                        |
| Construction      | Brick, Concrete, Wood Frame, Aluminum Siding           |
| Foundation        | Poured Concrete                                        |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 13              |
| Zoning         | R-L             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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