

# \$700,000 - 29 Eastman Crescent, Red Deer

MLS® #A2251956

**\$700,000**

0 Bedroom, 0.00 Bathroom, 2,171 sqft

Multi-Family on 0.00 Acres

Eastview Estates, Red Deer, Alberta

7.4% Stabilized CAP Rate! \$6,250/mo in gross rents! An exceptional investment opportunity awaits at Eastview Estates! This well-maintained 4PLEX offers Bi-Level units, each with 3 Bedrooms, 1 Bath, Kitchen, Dining, Living Room, separate Laundry, and a balcony. Two units have been FULLY RENOVATED in the last year (NEW KITCHEN, APPLIANCES, DOORS, FLOORING, PAINT, BATHROOM, PATIO DOORS, WINDOWS, ETC , bringing a fresh modern appeal, while NEWER WINDOWS throughout the 4PLEX enhance energy efficiency and aesthetics. Each unit includes 2 designated PAVED PARKING STALLS for tenants' convenience. Tenants have FRESH LEASES in place and are responsible for individual electrical and heating costs. With gross monthly revenue at \$6,250 and all four units currently rented with tenants eager to stay, this property promises a stable and lucrative income stream. Nestled in the vibrant community of Eastview Estates in Red Deer, the property is located just off 30 Ave and less than 200 meters from a transit stop, offering a prime location with superb transportation access. Known for its friendly neighbourhood atmosphere, Eastview Estates provides residents with access to parks, schools, and shopping, enhancing the appeal for renters seeking convenience and lifestyle.

Built in 1982



## Essential Information

|                |              |
|----------------|--------------|
| MLS® #         | A2251956     |
| Price          | \$700,000    |
| Bathrooms      | 0.00         |
| Square Footage | 2,171        |
| Acres          | 0.00         |
| Year Built     | 1982         |
| Type           | Multi-Family |
| Sub-Type       | 4 plex       |
| Status         | Active       |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 29 Eastman Crescent |
| Subdivision | Eastview Estates    |
| City        | Red Deer            |
| County      | Red Deer            |
| Province    | Alberta             |
| Postal Code | T4R1X4              |

## Amenities

|                |   |
|----------------|---|
| Parking Spaces | 8 |
|----------------|---|

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 27th, 2025 |
| Days on Market | 6                 |
| Zoning         | R-M               |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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