

# \$197,000 - 14, 5806 61 Street, Red Deer

MLS® #A2213377

**\$197,000**

2 Bedroom, 1.00 Bathroom, 887 sqft

Residential on 0.00 Acres

Riverside Meadows, Red Deer, Alberta

Welcome to Unit #14 5806 61 Street, Red Deer, Alberta – the perfect solution to get your kids out of your basement and into a place of their own! This move-in-ready townhouse offers incredible value with 2 spacious bedrooms, 1 fully renovated bathroom and a host of modern upgrades throughout. Step into a freshly painted & updated interior featuring all-new vinyl plank flooring, new kitchen, and new trims and doors. The renovated bathroom adds a touch of luxury, and the functional layout includes a basement laundry area for added convenience. Outside, enjoy a fenced backyard – perfect for small pets, kids, or relaxing on warm summer days. This unit includes 2 dedicated parking stalls, both conveniently marked #14. With monthly condo fees of just \$366.78 and annual property taxes of only \$1,292, this property is both affordable and manageable. Whether you're a first-time buyer, investor, or helping family members find independence this centrally located townhouse offers excellent access to schools, shopping, public transit and all the amenities Red Deer has to offer. Don't miss this opportunity!

Built in 1986

## Essential Information

MLS® # A2213377

Price \$197,000



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	887
Acres	0.00
Year Built	1986
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	14, 5806 61 Street
Subdivision	Riverside Meadows
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 6H4

### **Amenities**

Amenities	None
Parking Spaces	2
Parking	Assigned, Off Street, Stall

### **Interior**

Interior Features	No Animal Home, No Smoking Home
Appliances	Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Landscaped, City Lot, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 21st, 2025
Days on Market	14
Zoning	R3
HOA Fees	367
HOA Fees Freq.	MON

### **Listing Details**

Listing Office	Century 21 Maximum
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.