

\$399,900 - 347 Addington Drive, Red Deer

MLS® #A2265967

\$399,900

3 Bedroom, 3.00 Bathroom, 1,356 sqft

Residential on 0.07 Acres

Anders South, Red Deer, Alberta

No condo fees! This beautiful end-unit townhouse is tucked away in one of Red Deer's most sought-after neighborhoods, Aspen Ridge. Perfectly positioned across from a park and just moments from restaurants, shopping, and every amenity you could need, this home offers the perfect balance of comfort, style, and convenience.

Step inside to a bright and inviting main floor featuring new vinyl flooring, modern paint, and an open-concept design that feels spacious and welcoming. The kitchen showcases rich dark cabinetry, black appliances, and plenty of counter space. It flows seamlessly into the dining and living areas, where large windows fill the home with natural light and create a warm, airy atmosphere.

Upstairs, you'll find two generous bedrooms, each with space for a king or queen bed. The primary suite feels like a retreat, offering a large walk-in closet and a four-piece ensuite complete with a relaxing jet tub. The main bathroom is also a four-piece and the expanded hallway linen closet provides extra storage for everyday convenience.

Downstairs, the basement adds even more living space with a flexible area currently set up as a gym, rough-ins for another bathroom, and a soundproofed theatre room featuring an electric fireplace. Whether you're hosting movie night or cheering on your favorite team, this space was designed for comfort and fun. Outside, enjoy the beautifully landscaped and



low-maintenance yard with updated fencing, a concrete patio, and a variety of mature trees and shrubs. Itâ€™s the perfect space to unwind or entertain guests.

Built in 2002

Essential Information

MLS® #	A2265967
Price	\$399,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,356
Acres	0.07
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	347 Addington Drive
Subdivision	Anders South
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4R 3H7

Amenities

Parking Spaces	2
Parking	Concrete Driveway, Garage Faces Front, Off Street, Single Garage Attached
# of Garages	1

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Laminate Counters, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance,
-------------------	--

	Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Corner Lot, Low Maintenance Landscape, Private
Roof	Asphalt Shingle
Construction	Concrete, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 22nd, 2025
Days on Market	14
Zoning	R-M

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.