

# \$319,900 - 204, 5144 45 Avenue, Red Deer

MLS® #A2226402

**\$319,900**

2 Bedroom, 2.00 Bathroom, 1,318 sqft

Residential on 0.00 Acres

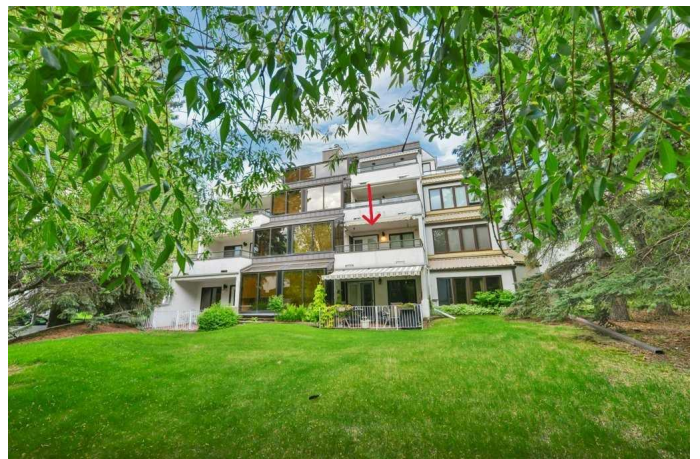
Woodlea, Red Deer, Alberta

Elegant and well appointed 2nd level adult living condo unit now available in the sought after manicured subdivision of Woodlea Red Deer, AB. Park Green Condo complex on Coronation Park features many mature trees and a creek that flows through the Park. This upscale and spacious 1318 sqft condo unit shows extremely well with hardwood floors, quartz counter tops in the kitchen, stainless steel kitchen appliances, crown moldings, and a large primary bedroom with a 3pce ensuite. Other features include a breakfast nook, formal dining area, an electric awning for the balcony, in suite laundry and central air conditioning. This unit comes with one underground assigned heated parking stall and a storage room. Fireplace is deemed as "decorative only".

Built in 1981

## Essential Information

MLS® #	A2226402
Price	\$319,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,318
Acres	0.00
Year Built	1981
Type	Residential



Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	204, 5144 45 Avenue
Subdivision	Woodlea
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 3L3

### Amenities

Amenities	Elevator(s), Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Assigned, Underground

### Interior

Interior Features	Ceiling Fan(s), Crown Molding, French Door, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Wine Refrigerator
Heating	Hot Water, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Decorative, None
# of Stories	4

### Exterior

Exterior Features	Awning(s)
Roof	Tar/Gravel, Metal
Construction	Brick, Stucco, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	May 30th, 2025
Days on Market	7
Zoning	R3

### Listing Details

Listing Office

Royal LePage Network Realty Corp.

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.