

\$319,900 - 1307, 30 Carleton Avenue, Red Deer

MLS® #A2235453

\$319,900

3 Bedroom, 4.00 Bathroom, 1,237 sqft
Residential on 0.04 Acres

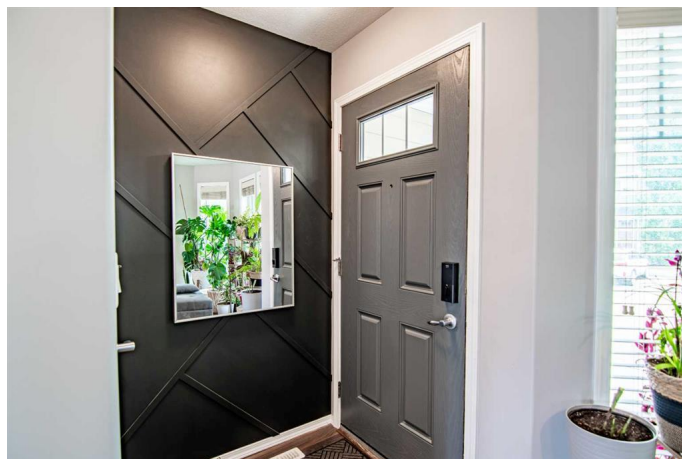
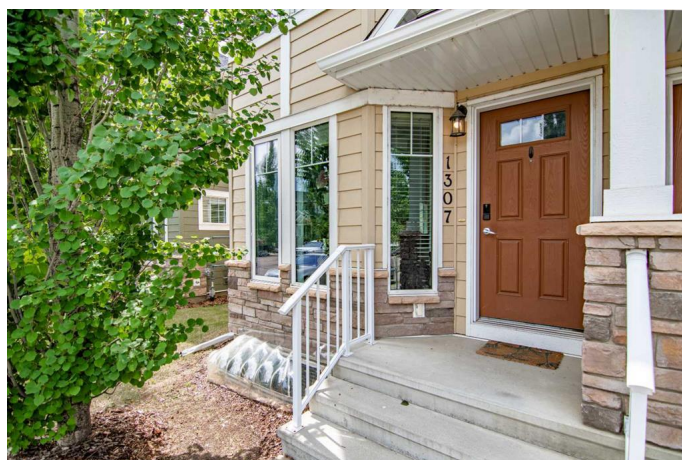
Clearview Ridge, Red Deer, Alberta

FULLY FINISHED END UNIT TOWNHOUSE IN CLEARVIEW RIDGE ~ Move-in ready home boasting two primary suites both equipped with their own ensuites PLUS a fully developed basement. The open concept main floor is flooded with natural light due to the extra windows and offers a functional design with a beautiful kitchen featuring granite countertops, a raised eating bar and stainless steel appliances and a pantry. Both bedrooms on the upper floor can easily accommodate King size furniture and include a 4pc ensuite. The developed basement provides you with another charming living space accompanied by a wet bar. This beautiful home is completed by a third bedroom, 4pc bathroom and laundry facilities with storage. The fully fenced backyard (not connected to additional units) has back alley and is larger than most units. Located in one of the most sought after neighbourhoods close to shopping, schools, restaurants and more! Perfect for first time home buyers, investors or those looking to downsize!

Built in 2012

Essential Information

| | |
|-----------|-----------|
| MLS® # | A2235453 |
| Price | \$319,900 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |



| | |
|----------------|---------------|
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,237 |
| Acres | 0.04 |
| Year Built | 2012 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 1307, 30 Carleton Avenue |
| Subdivision | Clearview Ridge |
| City | Red Deer |
| County | Red Deer |
| Province | Alberta |
| Postal Code | T4P 0M8 |

Amenities

| | |
|----------------|---------------------------------|
| Amenities | Parking, Trash, Visitor Parking |
| Parking Spaces | 2 |
| Parking | Stall |

Interior

| | |
|-------------------|---|
| Interior Features | Granite Counters, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | BBQ gas line |
| Lot Description | Back Yard |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 26th, 2025 |
| Days on Market | 11 |
| Zoning | R-M |

Listing Details

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

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