

# **\$539,900 - 439 Townsend Street, Red Deer**

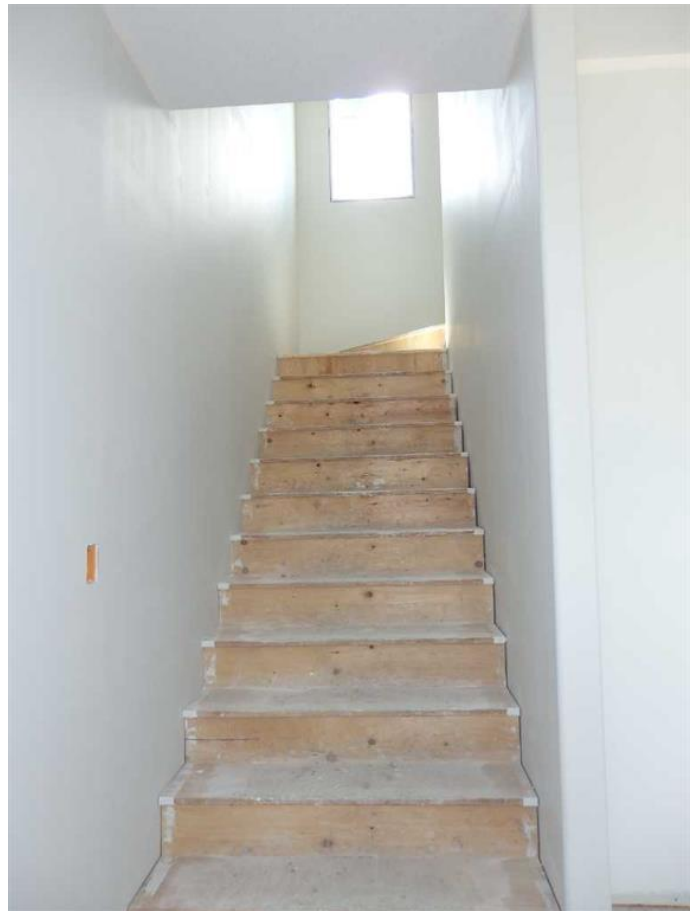
MLS® #A2220401

## **\$539,900**

3 Bedroom, 3.00 Bathroom, 1,498 sqft  
Residential on 0.10 Acres

Timberlands North, Red Deer, Alberta

Let this home make you extra money in the future! City zoning allows you to have either a legal basement suite or add a garage with a legal suite in the back! This brand new plan from Asset Builders 2015 Corp (winner of 2024 Builder of the Year) is waiting for your family! Step up into this large entry & get the feeling of style & luxury. Tons of natural light through the triple pane windows, with a thoughtful design & modern color scheme, this 3 bedroom two storey features 2.5 baths, vinyl planking on main with carpet & tile upstairs. This large kitchen will impress with plenty of countertop space, an island, quartz countertops, 4 appliances & a walk in pantry/broom closet. Kitchen flows seamlessly into the dining room area & living room. Back entry/mudroom & half bath are far enough away from your main living areas to create some privacy. 12x10 south facing back deck with stairs to yard are perfect for bbq's & gardening or getting a tan! There is also a separate entrance from the exterior patio area on ground level, that can be closed off from the main part of the house leading directly to the basement. Upstairs you will find a spacious Primary bedroom, with a walk in closet & an ensuite that has a separate tub & 36' shower. 2 more good sized bedrooms, another full bath & laundry area create a pleasing top floor. Downstairs in your unfinished basement, it is planned for future legal suite, with a bedroom, another kitchen, living room, full bath & large mechanical room



with HRV. Or, choose to build a detached garage & have a legal suite above instead. The options are here with the zoning already in place. GST is included with any rebate to builder. Proposed possession is June 30/25. Top soil to grade, 20x20 parking area off back lane

Built in 2025

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2220401    |
| Price          | \$539,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,498       |
| Acres          | 0.10        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 439 Townsend Street |
| Subdivision | Timberlands North   |
| City        | Red Deer            |
| County      | Red Deer            |
| Province    | Alberta             |
| Postal Code | T4P 0Y7             |

**Amenities**

|                |                               |
|----------------|-------------------------------|
| Parking Spaces | 4                             |
| Parking        | Off Street, RV Access/Parking |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Quartz |
|-------------------|---|

|              |                             |
|--------------|-----------------------------|
|              | Counters, Separate Entrance |
| Appliances   | Dishwasher, Microwave Hood  |
| Heating      | In Floor Roughed-In, Forced |
| Cooling      | None                        |
| Has Basement | Yes                         |
| Basement     | Full, Unfinished            |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Entrance, Private Yard                       |
| Lot Description   | Back Lane, Front Yard, Recta                         |
| Roof              | Asphalt Shingle                                      |
| Construction      | Composite Siding, Concrete, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                                      |



## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 13th, 2025 |
| Days on Market | 9              |
| Zoning         | R-L            |

## Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | RCR - Royal Carpet Realty Ltd. |
|----------------|--------------------------------|

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