

\$299,900 - 46 Hutton Place, Penhold

MLS® #A2144277

\$299,900

3 Bedroom, 2.00 Bathroom, 746 sqft

Residential on 0.06 Acres

Hawkridge Estates, Penhold, Alberta

Turn key revenue property! This (1430 sq. ft. developed space) 3 bedroom 2 bathroom end unit townhome located on a key hole close makes a fabulous revenue property. Currently rents for \$1895 with lease expiring August 2025. With walking distance to the high school, Multi-plex and shopping/service amenities, and only 7 minute drive from Red Deer-this location is hard to beat! The main floor has and open living room/kitchen/dining room concept with east facing rear deck overlooking private yard that is enclosed in white vinyl. The balance of the main floor consists of a 4 piece bathroom and a bedroom. The lower level has an additional 2 bedrooms, a laundry room complete with washer/dryer, a 4 piece bathroom and a family room/office. This large pie shaped lot is well suited to add a garage if desired. These homes have been renting exceptionally well with room for rent increases. MLS # 2144912 and MLS A2144931 are also for sale for buyers wanting more than one. Balance of new home warranty to be transferred to new buyer.

Built in 2015

Essential Information

MLS® #	A2144277
Price	\$299,900
Sold Price	\$280,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	746
Acres	0.06
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	Bi-Level
Status	Sold

Community Information

Address	46 Hutton Place
Subdivision	Hawkridge Estates
City	Penhold
County	Red Deer County
Province	Alberta
Postal Code	T0M 1R0

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Laminate Counters, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Cul-De-Sac, Front Yard, Lawn, Irregular Lot, Landscaped, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 25th, 2024
Date Sold	July 20th, 2024
Days on Market	24
Zoning	R3
HOA Fees	0.00

Listing Details

Listing Office	RCR - Royal Carpet Realty Ltd.
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