

# \$428,900 - 4122 35 Street, Red Deer

MLS® #A2213805

**\$428,900**

5 Bedroom, 1.00 Bathroom, 1,133 sqft  
Residential on 0.15 Acres

Mountview, Red Deer, Alberta

Charming, Renovated 5-Bedroom Home with  
Legal Suite in Desirable Mountview – Now  
Available

Welcome to this beautifully maintained and extensively updated five-bedroom, two-bathroom home nestled in the sought-after Mountview neighbourhood of Red Deer, Alberta. Set on a peaceful, tree-lined street, this property perfectly blends timeless charm with modern convenience, offering an ideal opportunity for homeowners and investors alike.

The home has seen major significant updates over the past several years, including new windows, updated siding, two separate furnaces (servicing upper and lower levels independently), and a hot water tank installed within the last decade. These thoughtful updates provide both energy efficiency and comfort year-round.

Inside, the home showcases refinished original character elements, bringing warmth and personality to each space. The upper level features three bedrooms, a full bathroom, and a welcoming living area, while the lower-level Legal suite includes two bedrooms, a full bathroom, a spacious living area, a cozy and functional kitchen, and a private entrance from the backyard.

Outside, the property is fully fenced and



surrounded by mature trees and lush shrubbery, creating a serene and private setting. The front steps have been recently rebuilt and enhanced with a raised flower garden, adding lovely curb appeal. For parking and storage, the home includes a single detached garage plus two additional parking stalls.

Located in a quiet and well-respected community, this property is close to parks, schools, and amenities, offering both comfort and convenience.

Currently fully rented until August 1, 2025, this home is an excellent turnkey investment opportunity or a future-ready primary residence with income support.

Built in 1954

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2213805    |
| Price          | \$428,900   |
| Sold Price     | \$415,000   |
| Bedrooms       | 5           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 1,133       |
| Acres          | 0.15        |
| Year Built     | 1954        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

**Community Information**

|             |                |
|-------------|----------------|
| Address     | 4122 35 Street |
| Subdivision | Mountview      |
| City        | Red Deer       |

|             |          |
|-------------|----------|
| County      | Red Deer |
| Province    | Alberta  |
| Postal Code | T4N0P8   |

### Amenities

|                |                                     |
|----------------|-------------------------------------|
| Parking Spaces | 4                                   |
| Parking        | Parking Pad, Single Garage Detached |

### Interior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Interior Features | See Remarks                                                                                                       |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Built-In Range, Electric Oven, Stove(s) |
| Heating           | Forced Air                                                                                                        |
| Cooling           | None                                                                                                              |
| Has Basement      | Yes                                                                                                               |
| Basement          | Finished, Full, Separate/Exterior Entry, Suite                                                                    |

### Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Private Yard                       |
| Lot Description   | Back Lane, City Lot, Landscaped    |
| Roof              | Asphalt Shingle                    |
| Construction      | Vinyl Siding, Wood Frame, Concrete |
| Foundation        | Poured Concrete                    |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 22nd, 2025 |
| Date Sold      | June 12th, 2025  |
| Days on Market | 51               |
| Zoning         | R1               |
| HOA Fees       | 0.00             |

### Listing Details

|                |                      |
|----------------|----------------------|
| Listing Office | Real Estate 2.0 Inc. |
|----------------|----------------------|

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