

# \$349,900 - 16 Arthur Close, Red Deer

MLS® #A2221290

**\$349,900**

3 Bedroom, 2.00 Bathroom, 1,234 sqft

Residential on 0.07 Acres

Aspen Ridge, Red Deer, Alberta

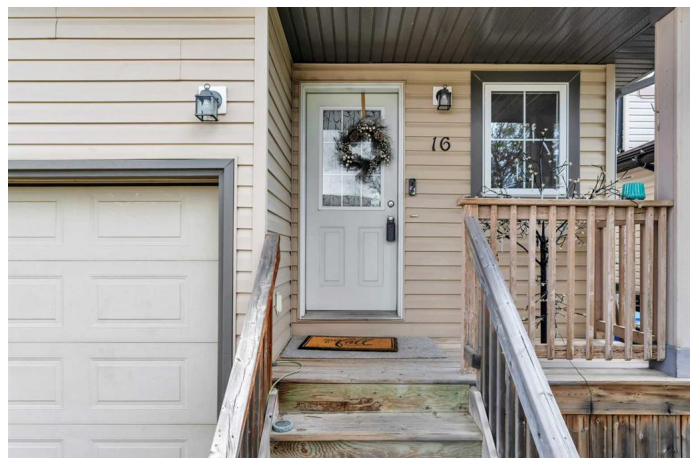
Welcome to this charming half duplex in the highly desirable community of Aspen Ridge in South Red Deer! Featuring 3 spacious bedrooms and 1.5 bathrooms, this property offers excellent value with no condo fees and modern finishes throughout. Step inside to discover newer vinyl plank flooring and carpet, enhancing the warm, inviting feel of the home. The open-concept main floor boasts a bright living area and a well-designed kitchen complete with a center island and corner pantry—ideal for cooking and entertaining. The adjoining dining area provides direct access to the back deck, making indoor-outdoor living a breeze. Enjoy the convenience of a single attached garage, fully insulated and drywalled, plus large windows that let in tons of natural light throughout the home. Situated on a generously sized lot with back alley access. The unfinished basement is a blank canvas, ready for your vision—whether it's a family room, additional bedrooms, or a home gym. Located in a family-friendly neighborhood close to parks, schools, and shopping, this home blends comfort, style, and opportunity. Whether you're a first-time buyer, investor, or downsizing, this home is a fantastic find!

Built in 2004

## Essential Information

MLS® #

A2221290



|                |                        |
|----------------|------------------------|
| Price          | \$349,900              |
| Sold Price     | \$345,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,234                  |
| Acres          | 0.07                   |
| Year Built     | 2004                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Sold                   |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 16 Arthur Close |
| Subdivision | Aspen Ridge     |
| City        | Red Deer        |
| County      | Red Deer        |
| Province    | Alberta         |
| Postal Code | T4R 3M5         |

### Amenities

|                |                                                                                                                    |
|----------------|--------------------------------------------------------------------------------------------------------------------|
| Parking Spaces | 2                                                                                                                  |
| Parking        | Driveway, Garage Door Opener, Insulated, Off Street, Single Garage Attached, Concrete Driveway, Garage Faces Front |

### Interior

|                   |                         |
|-------------------|-------------------------|
| Interior Features | Kitchen Island, Pantry  |
| Appliances        | See Remarks             |
| Heating           | Forced Air, Natural Gas |
| Cooling           | None                    |
| Has Basement      | Yes                     |
| Basement          | Full, Unfinished        |

### Exterior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Exterior Features | None                                                  |
| Lot Description   | Back Lane, Back Yard, Landscaped, Standard Shaped Lot |
| Roof              | Asphalt Shingle                                       |

|              |                 |
|--------------|-----------------|
| Construction | Vinyl Siding    |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 16th, 2025 |
| Date Sold      | June 4th, 2025 |
| Days on Market | 19             |
| Zoning         | R1A            |
| HOA Fees       | 0.00           |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Greater Property Group |
|----------------|------------------------|

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