

# \$325,000 - 116 Golden Crescent, Red Deer

MLS® #A2237359

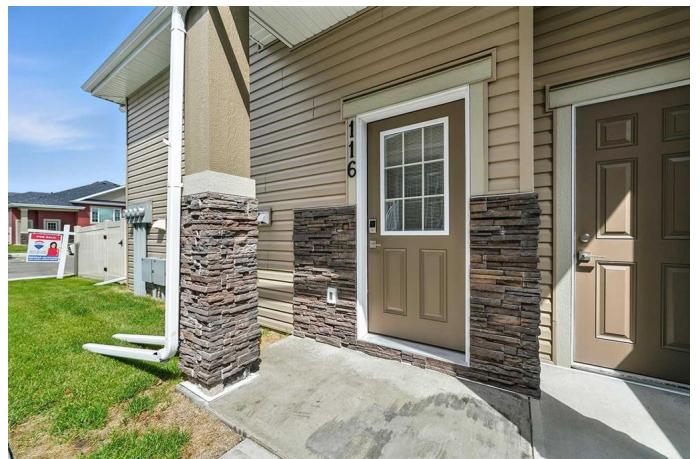
**\$325,000**

2 Bedroom, 2.00 Bathroom, 631 sqft

Residential on 0.03 Acres

Garden Heights, Red Deer, Alberta

This IMMACULATE HOME has a beautiful OPEN CONCEPT, LARGE WINDOWS TO THE WEST, allowing abundance of natural light to shine through. VAULTED CEILINGS on the main floor offers an OPEN AIRY FEEL. Stepping into effortless elegance in this LIKE NEW CONDO, beautifully upgraded two-bedroom condo located in the highly sought after GARDEN HEIGHTS! You'll be impressed by the LUXURY VINYL PLANK FLOORING that flows throughout the OPEN-CONCEPT living space-both stunning and DURABLE perfect for everyday living and entertaining! The kitchen shines with modern maple cabinetry, sleek finishes, stainless appliances and high-end touches that elevate the space. NEW AIR CONDITIONING installed for your added year long comfort!! The lower level has a laundry room, utility, two spacious bedrooms each with double closets, and a beautiful four-piece bathroom. This condo offers peace of mind and security, paired with the convenience of LOW MAINTENANCE LIVING. Whether you are a first-time home buyer, downsizing or seeking premium investment in a growing community, this home delivers both luxury and LIFESTYLE. Attached is a large, secured storage assigned to this home for additional storage needs, for bikes, tires, patio furniture and etc. All this nestled in GARDEN HEIGHTS, a neighborhood known for its TRANQUIL VIBE, access to PARKS, PAVED TRAILS, SHOPPING, and quick commutes- you truly can have it all. Low



monthly condo fee's \$236.49 includes: LAWN CARE, SNOW REMOVAL, RESERVE FUND, EXTERIOR INSURANCE, PROFESSIONAL MAINTENANCE, TRASH, SEWER, and WATER. Your pet is welcomed here in the PARK, some restrictions apply.

Built in 2023

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2237359      |
| Price          | \$325,000     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 631           |
| Acres          | 0.03          |
| Year Built     | 2023          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Bi-Level      |
| Status         | Active        |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 116 Golden Crescent |
| Subdivision | Garden Heights      |
| City        | Red Deer            |
| County      | Red Deer            |
| Province    | Alberta             |
| Postal Code | T4P 2S7             |

**Amenities**

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 2                                             |
| Parking        | Assigned, Off Street, Paved, Plug-In          |

**Interior**

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Interior Features | Kitchen Island, Laminate Counters, Open Floorplan, Master Downstairs, |
|-------------------|-----------------------------------------------------------------------|

|              |                                                                                        |
|--------------|----------------------------------------------------------------------------------------|
|              | Vaulted Ceiling(s), Vinyl Windows                                                      |
| Appliances   | Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating      | Forced Air, Natural Gas                                                                |
| Cooling      | Central Air                                                                            |
| Has Basement | Yes                                                                                    |
| Basement     | Finished, Full                                                                         |

## Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Private Yard, Storage                |
| Lot Description   | Back Yard, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                      |
| Construction      | Vinyl Siding, Wood Frame             |
| Foundation        | Poured Concrete                      |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 7th, 2025 |
| Days on Market | 25             |
| Zoning         | R-M            |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.