



## 21 Ralston Crescent , Red Deer, Alberta - \$418,500



Main Photo

### Property Description

Welcome to wonderful living in a highly sought-after ROSEDALE neighborhood! This home sits directly across from a park, boasts ample parking and backs onto a field and walking trails. The 4 bedroom, 3 bathroom home offers a ILLEGAL SUITE with separate basement entrance, landscaped yard and double heated garage with back ally access! The upstairs and garage are currently VACANT. The upper level is thoughtfully designed with a bright cheery kitchen boasting stainless appliances and open concept dining and living room. It offers two bedrooms with primary boasting a 4pc ensuite and walk in closet. Additionally, you'll find another generously sized four-piece bathroom and a laundry combo on this floor, maximizing convenience. The added bonus of a SEPARATE BASEMENT ENTRANCE introduces a realm of possibilities. Downstairs Tenant for ILLEGAL SUITE pays \$ 950/mo. The lower level offers a bright and contemporary living space that includes two additional bedrooms, 4pc bathroom, stainless appliances,



separate laundry and an abundance of storage solutions. Updates and maintenance include new shingles in 2021, all new kitchen stainless appliances (up and down) in 2020 and furnace was serviced and cleaned in 2025. Rosedale is known for its family-friendly atmosphere its appeal is further enhanced by its proximity to green spaces, parks, recreational facilities, schools and shopping.

## REALTOR Referral

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*Courtesy Of: Coldwell Banker Ontrack Realty*



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