

# \$454,900 - 17 Morris Avenue, Red Deer

MLS® #A2205393

**\$454,900**

4 Bedroom, 3.00 Bathroom, 1,432 sqft

Residential on 0.17 Acres

Morrisroe, Red Deer, Alberta

Tucked into a peaceful area of Morrisroe, this beautifully maintained home offers exceptional value, functionality, and charm. With 4 bedrooms and 3 bathrooms, this thoughtfully designed property is ideal for families, offering a practical layout with 3 bedrooms on the main floor and 1 in the basement.

Property Highlights:

Located in a quiet, established neighborhood directly across from a beautiful green space with mature trees, providing a lovely treed view

Bright and welcoming interior with well-laid-out living spaces

Functional and attractive kitchen featuring a central island to maximize workspace and storage

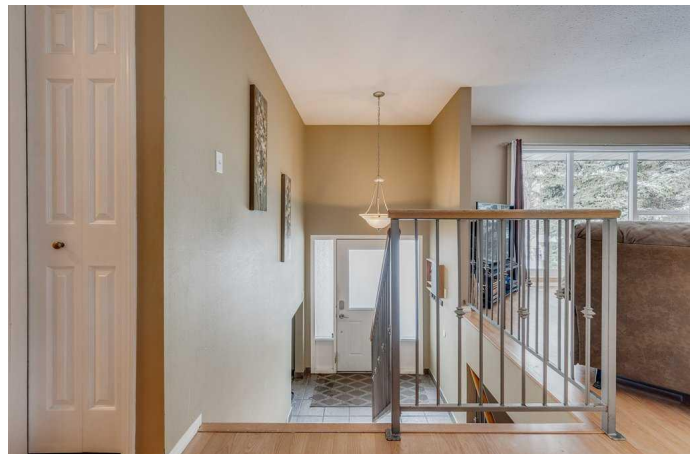
Warm and inviting dining area with a stunning wood-burning fireplace and a classic mantle

Spacious family room in the basement, perfect for a rec room, play area, or media space

Generously sized bedrooms, ideal for families or hosting guests

Three full bathrooms provide comfort and convenience for a busy household

Recent Updates Include:



Shingles (2019)

Hot water tank

Siding and select windows (2019)

Heater in the garage (approximately 2021)

Exterior and Location Features:

Fully fenced backyard, ideal for children and pets

Detached garage with heating

Excellent curb appeal in a quiet, family-oriented area

Close to several schools, parks, and amenities, making it perfect for a growing family

This is a bright, well-cared-for home in a desirable Red Deer neighborhood, offering space, warmth, and a layout designed with family living in mind.

Built in 1981

### **Essential Information**

MLS® #	A2205393
Price	\$454,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,432
Acres	0.17
Year Built	1981
Type	Residential
Sub-Type	Detached

Style	Bi-Level
Status	Active

### **Community Information**

Address	17 Morris Avenue
Subdivision	Morrisroe
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4R 1V1

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Kitchen Island
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Dining Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Few Trees, Other
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Wood

### **Additional Information**

Date Listed	March 28th, 2025
Days on Market	25
Zoning	R1

## Listing Details

Listing Office          Royal LePage Network Realty Corp.

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.