

# \$473,000 - 317 Timothy Drive, Red Deer

MLS® #A2214648

## \$473,000

4 Bedroom, 3.00 Bathroom, 1,163 sqft

Residential on 0.11 Acres

Timberlands, Red Deer, Alberta

Visit REALTOR® website for additional information. Welcome to this beautifully maintained bi-level including a detached garage, on a corner lot in the desirable Timberland community. Step inside to discover a bright, open floor plan filled with natural light from south-facing windows. The kitchen is a true showpiece, featuring warm natural wood cabinets, a stylish backsplash, stainless appliances, a large island with breakfast bar & sink, plus a pantry. The main level offers 2 beds, including a primary suite with its own 3-piece ensuite. Downstairs, the fully finished basement boasts a generous rec room, 2 more beds, laundry & another 3-piece bath - ideal for family or guests. Enjoy outdoor living on the back deck with gas line hookup, & a low-maintenance backyard that's perfect for relaxing. A fantastic home in a sought-after neighborhood.

Built in 2010

## Essential Information

MLS® #	A2214648
Price	\$473,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,163
Acres	0.11
Year Built	2010



Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	317 Timothy Drive
Subdivision	Timberlands
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 0K9

### Amenities

Parking Spaces	3
Parking	Double Garage Attached, Heated Garage, Rear Drive
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), High Ceilings, Kitchen Island, Laminate Counters, Natural Woodwork, Open Floorplan, Pantry, Soaking Tub, Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s), Track Lighting
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Dog Run, Private Yard, Rain Gutters
Lot Description	Back Lane, Backs on to Park/Green Space, Corner Lot, Dog Run Fenced In, Landscaped, Level, Low Maintenance Landscape, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 24th, 2025
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Days on Market	39
Zoning	R-N

## **Listing Details**

Listing Office	PG Direct Realty Ltd.
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