

\$395,777 - 22 Nyman Crescent, Red Deer

MLS® #A2248266

\$395,777

3 Bedroom, 3.00 Bathroom, 1,034 sqft
Residential on 0.14 Acres

Normandeau, Red Deer, Alberta

Suite Deal!

This beautifully renovated, legally suited home is packed with upgrades that have been completed over the last few years making it a standout investment! Both suites have been tastefully updated with two new kitchens, stylish black countertops, modern bathroom upgrades, and new vinyl plank flooring and newer carpet throughout. The furnace has also been replaced from the original for added peace of mind.

The main floor offers two bedrooms and two full bathrooms. Yes!-the primary bedroom en-suite is a full 4-piece bathroom.

Off the kitchen, step onto a massive Dura-deck with metal railings, perfect for relaxing or entertaining. A second lower deck provides even more outdoor living space.

The lower suite is just as impressive, featuring an open kitchen-dining-living area and a super-sized master bedroom. Shared laundry is conveniently located for both units.

Outside, you'll find a fully fenced yard, plenty of off-street parking, and still room to play and entertain. Excellent long-term tenants already in place. This is a turn-key investment you won't want to miss! Its a great home isn't it! Shouldn't it be Yours?



Built in 1978

Essential Information

MLS® #	A2248266
Price	\$395,777
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,034
Acres	0.14
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	22 Nyman Crescent
Subdivision	Normandeau
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 1Z7

Amenities

Parking Spaces	4
Parking	Off Street, Side By Side

Interior

Interior Features	Laminate Counters, Separate Entrance, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Stove(s), Washer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full, Suite

Exterior

Exterior Features	Private Entrance, Private Yard
-------------------	--------------------------------

Lot Description	Back Lane, Back Yard, City Lot, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 15th, 2025
Days on Market	4
Zoning	R-L

Listing Details

Listing Office	Realty Executives Alberta Elite
----------------	---------------------------------

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.