$200,000 - 35 Wishart Street, Red Deer

MLS® #A2238629

$200,000
5 Bedroom, 2.00 Bathroom, 971 sqft
Residential on 0.09 Acres

West Park, Red Deer, Alberta

LOOKING for a PROPERTY that pulls DOUBLE DUTY? This half duplex in WEST PARK comes with a bonus basement SUITE (ILLEGAL, but undeniably useful), making it the ultimate tag-team SOLUTION for HOUSE HACKING, MULTI-GENERATIONAL living, OR good old-fashioned RENTAL income. LOCATED WALKING DISTANCE to Red Deer Polytechnic, Heritage Ranch, bike paths, and minutes from Hwy 2, this property checks the "location" box so hard it probably broke the pencil. The MAIN LEVEL offers approximately 971 square feet with THREE BEDROOMS, while the BASEMENT delivers TWO more BEDROOMS, upgraded windows, and its OWN ENTRANCE. Sure, it could use A LITTLE TLC and refreshing, but itâ€™s got GREAT BONES, solid POTENTIAL, and the kind of FLOOR PLAN that investors love. Whether you're looking to DOWNSIZE? DIVERSIFY? or finally STOP PAYING SOMEONE ELSE'S MORTGAGE,? This is your sign. A realistic, income-generating alternative to todayâ€™s rental market.

Built in 1974

Essential Information

MLS® #	A2238629
Price	$200,000
Bedrooms	5
Bathrooms	2.00

Full Baths	2
Square Footage	971
Acres	0.09
Year Built	1974
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	35 Wishart Street
Subdivision	West Park
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 5W2

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Laminate Counters, Separate Entrance, Storage, Vinyl Windows
Appliances	Electric Stove, Gas Water Heater, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Suite

Exterior

Exterior Features	Private Entrance, Private Yard, Rain Gutters
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, Treed, Interior Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 16th, 2025
Days on Market	3

Zoning	R-D

Listing Details

Listing Office	eXp Realty

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