

\$850,000 - 25 Garrison Circle, Red Deer

MLS® #A2231710

\$850,000

5 Bedroom, 4.00 Bathroom, 2,454 sqft
Residential on 0.13 Acres

Garden Heights, Red Deer, Alberta

****Stop the car! This home is an absolute showstopper and unmatched at this price point!****

Welcome to this magnificent 2-storey home in sought-after Garden Heights, offering 5 spacious bedrooms, 4 bathrooms, and a fully finished walkout basementâ€”backing onto serene green space with direct access to walking trails that take you down to Red Deer River.

Step inside and be greeted by high-end finishes, thoughtful design, and an exceptional floor plan. The heart of the home is the chefâ€™s kitchen, featuring quartz countertops, a stylish tile backsplash, Side x side Fridge , built in oven and a sprawling center island, floor-to-ceiling cabinetry, a walk-through pantry connecting to the mudroom and oversized heated garage. The open dining area overlooks the peaceful green space and opens onto your first covered deck, complete with roll-down screens for privacy and shade.

The inviting living room is flooded with natural light from a wall of windows, open beam ceiling and centers around a stunning gas fireplace. Upstairs, the primary suite is a true retreat, boasting a luxurious 5-piece ensuite with a steam shower, soaker tub, and walk-in closet. Step out onto your private balcony for morning coffee with a view! Two additional bedrooms share a Jack & Jill bathroom, while



a bonus room with exposed beams and a built-in entertainment center provides the perfect space for family gatherings. A third west facing covered balcony completes the upper level.

The walkout basement is ideal for guests or teenagers, featuring two more large bedrooms, a wet bar with dishwasher and built-in fridge, and access to a covered patio area surrounded by beautifully landscaped grounds. Additional highlights include a water conditioning system, in-floor circulating heat on all levels, and a 27x25 insulated and heated garage, Truly lovely yard with Cedar shed.

Enjoy the rare combination of luxury, comfort, and a spectacular view—this is the perfect home for those seeking quality, space, and tranquility.

Built in 2013

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2231710 |
| Price | \$850,000 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,454 |
| Acres | 0.13 |
| Year Built | 2013 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 25 Garrison Circle |
| Subdivision | Garden Heights |

| | |
|-------------|----------|
| City | Red Deer |
| County | Red Deer |
| Province | Alberta |
| Postal Code | t4p 0p5 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Closet Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Vinyl Windows, Wet Bar, Beamed Ceilings |
| Appliances | Bar Fridge, Microwave, Refrigerator, Built-In Oven, ENERGY STAR Qualified Dishwasher |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room |
| Has Basement | Yes |
| Basement | Full, Walk-Out |

Exterior

| | |
|-------------------|--|
| Exterior Features | Balcony |
| Lot Description | Backs on to Park/Green Space, Landscaped |
| Roof | Asphalt Shingle |
| Construction | Brick, Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|-----------------|
| Date Listed | June 17th, 2025 |
| Zoning | R1 |

Listing Details

| | |
|----------------|-----------------------------------|
| Listing Office | Royal LePage Network Realty Corp. |
|----------------|-----------------------------------|

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