

# \$355,000 - 6306 54 Avenue, Camrose

MLS® #A2210587

**\$355,000**

3 Bedroom, 2.00 Bathroom, 1,319 sqft  
Residential on 0.17 Acres

Victoria Park, Camrose, Alberta

Well looked after home located in Victoria Park. From the moment you enter this beautiful home you'll notice the pride in ownership on display. The main level features a front living room with cozy wood burning fireplace, excellent kitchen and dining area with gas range and island. There are three bedrooms on the main floor one of which is the primary bedroom which features a walk-in closet and ensuite. Downstairs is ready for you to put your own touch on things. A lovely landscaped yard with flowers, back deck and good size detached garage complete this truly loved and well cared for home. Close to the Camrose golf course, parks, walking trails and Camrose's wonderful west end amenities

Built in 1992

## Essential Information

MLS® #	A2210587
Price	\$355,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,319
Acres	0.17
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	Bungalow



Status Active

### Community Information

Address 6306 54 Avenue  
Subdivision Victoria Park  
City Camrose  
County Camrose  
Province Alberta  
Postal Code T4v 4l7

### Amenities

Parking Spaces 2  
Parking Double Garage Detached  
# of Garages 2

### Interior

Interior Features Kitchen Island, Open Floorplan, See Remarks, Walk-In Closet(s)  
Appliances Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings  
Heating Forced Air  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Wood Burning  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Features Other  
Lot Description Back Lane, Back Yard, Front Yard, Landscaped, See Remarks  
Roof Asphalt  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed April 11th, 2025  
Days on Market 11  
Zoning R1

### Listing Details

Listing Office

CIR Realty

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