

# \$345,500 - 6307 43a Avenue, Camrose

MLS® #A2201549

## \$345,500

5 Bedroom, 3.00 Bathroom, 1,348 sqft  
Residential on 0.14 Acres

Mount Pleasant, Camrose, Alberta

Well maintained 5 bedroom home located in a quiet cut-de-sac, walking distance to schools & parks. You'll love the spacious kitchen with an island & an abundance of cabinetry, there is no lack of storage here! Main floor also contains a cozy sunken living room with hardwood floors, a large master bedroom with ensuite, 2 additional bedrooms and 1 full bathroom. Downstairs you'll find a large family area, another 2 bedrooms, a full bathroom and the laundry/utility room. This property also offers a single garaged fenced back yard!

Built in 1978

### Essential Information

MLS® #	A2201549
Price	\$345,500
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,348
Acres	0.14
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information



Address	6307 43a Avenue
Subdivision	Mount Pleasant
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 3N3

### **Amenities**

Parking Spaces	4
Parking	Alley Access, Driveway, On Street, Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Kitchen Island, Open Floorplan, See Remarks
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	High Efficiency, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Landscaped, Rectangular Lot, Street Lighting
Roof	Asphalt
Construction	Cedar, Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 16th, 2025
Days on Market	23
Zoning	R1

### **Listing Details**

Listing Office	eXp Realty
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