

\$399,900 - 4213 63 Street, Camrose

MLS® #A2209275

\$399,900

3 Bedroom, 3.00 Bathroom, 1,694 sqft

Residential on 0.17 Acres

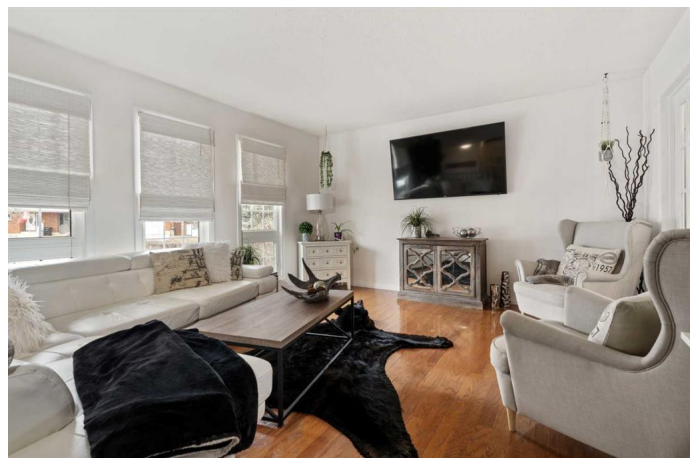
Marler, Camrose, Alberta

This charming 1,694 sq ft 4-level split offers incredible space, comfort, and characterâ€”perfect for families or anyone seeking a warm and welcoming home. With great curb appeal and a location just a stoneâ€™s throw from the brand-new Chester Ronning School, convenience and community are at your doorstep. Inside, you'll find 3 bedrooms upstairs and a main floor office that could easily serve as a fourth bedroom, along with 3 bathrooms, including a lovely primary suite complete with a 3-piece en suite featuring a luxurious steam shower. The bright and fresh kitchen flows into a formal dining area, while the hardwood flooring in the living room adds warmth and character. A cozy family room with a wood-burning fireplace opens directly to your private, fenced backyardâ€”ideal for entertaining or relaxing. The lower level includes a second family room and ample storage. With vinyl windows and an oversized single detached garage, this well-maintained home checks all the boxes!

Built in 1974

Essential Information

| | |
|------------|-----------|
| MLS® # | A2209275 |
| Price | \$399,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |



| | |
|----------------|---------------|
| Half Baths | 1 |
| Square Footage | 1,694 |
| Acres | 0.17 |
| Year Built | 1974 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 4213 63 Street |
| Subdivision | Marler |
| City | Camrose |
| County | Camrose |
| Province | Alberta |
| Postal Code | T4V 2W3 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Single Garage Detached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | See Remarks |
| Appliances | Dishwasher, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer/Dryer |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full, Crawl Space |

Exterior

| | |
|-------------------|-----------------------|
| Exterior Features | Other |
| Lot Description | Back Yard, Front Yard |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |

Foundation Poured Concrete

Additional Information

Date Listed April 11th, 2025

Days on Market 23

Zoning R1

Listing Details

Listing Office RE/MAX Real Estate (Edmonton) Ltd.

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