

\$499,000 - 6407 43 Avenue, Camrose

MLS® #A2242451

\$499,000

4 Bedroom, 3.00 Bathroom, 1,577 sqft

Residential on 0.16 Acres

Marler, Camrose, Alberta

Looking for the perfect blend of style, substance, and a splash of luxury? This beautifully updated bungalow in the heart of Camrose delivers it all—and then some. With three bedrooms on the main floor, including a spacious primary suite featuring a walk-in closet and a sleek three-piece en-suite, this home is equal parts function and flair. The living area wows with vaulted ceilings and transom windows that flood the space with natural light. The kitchen? A showstopper—quartz countertops, gleaming new appliances, and crisp cabinetry, all ready to impress your guests or elevate your midnight snack runs. Downstairs, you'll find a fully finished basement with a fourth bedroom, another 3-piece bathroom, loads of storage, and a massive recreation area for movie nights, home workouts, or kids'™ chaos containment. This home has been lovingly updated from top to bottom since 2019, including a brand-new interlock slate roof in 2024 with a 50-year lifespan—talk about peace of mind! The furnace was installed in 2021, and the entire home features new blinds, a roughed-in central vac, and a heated attached garage complete with built-in drawers and storage under the landing. And when it's™ time to unwind? Step into your private backyard oasis, complete with a fenced yard and a luxurious Spaberry hot tub—because you deserve it. Centrally located and close to everything Camrose has to offer, this home checks every box and then adds a few more.



Come see it before it's gone!

Built in 1978

Essential Information

MLS® #	A2242451
Price	\$499,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,577
Acres	0.16
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	6407 43 Avenue
Subdivision	Marler
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 3M9

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Heated Garage
# of Garages	2

Interior

Interior Features	Built-in Features, Closet Organizers, High Ceilings, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Brick Facing, Decorative, Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Irregular Lot, Landscaped
Roof	Metal
Construction	Vinyl Siding
Foundation	Poured Concrete, Wood

Additional Information

Date Listed	July 26th, 2025
Days on Market	9
Zoning	R1

Listing Details

Listing Office	Coldwell Banker Battle River Realty
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