

# \$294,000 - 3, 5014 56 Street, Camrose

MLS® #A2253301

**\$294,000**

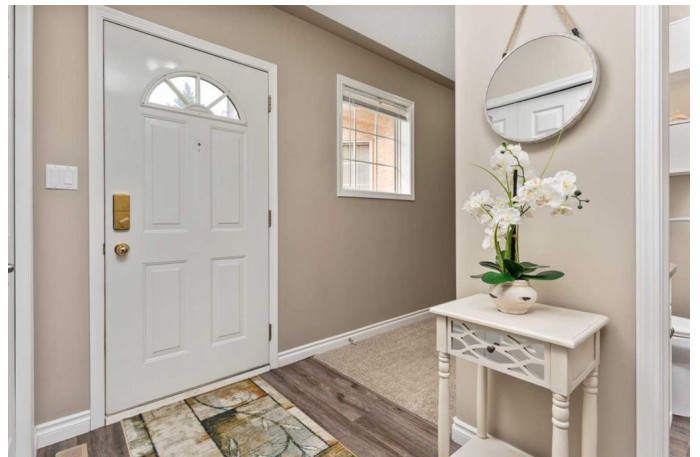
4 Bedroom, 3.00 Bathroom, 1,165 sqft

Residential on 1.00 Acres

Prospect, Camrose, Alberta

Welcome to this charming adult living townhouse condo at Centre Court, ideally located near downtown Camrose and the picturesque Mirror Lake. Built in 1994, this mobility friendly middle unit boasts abundant natural light, feeling bright and airy on any day... rain or shine! The home features updated flooring throughout the main floor and a beautiful kitchen with white cabinets and newer stainless steel appliances. Pride in ownership is evident the moment you walk thru the doors- this unit is clean as a whistle, and completely move-in-ready! With 2 spacious bedrooms on the main floor and 2 more in the basement, plus 2 bathrooms and a primary room ensuite, this townhouse offers space to spread out! Another flexible room could be used as a den, craft or media room- The addition of a door could function as a potential third basement bedroom. This condo allows for single level living with wide hallways, doorways and a stair lift to the basement. There are just a few steps at each exterior door. On those cold winter days you can enjoy the added benefit of an attached single car garage, designed for ease of access and extra storage. Highlights of this home include Central Air Conditioning; Newer Appliances; 2 large Basement Storage Rooms PLUS an exterior storage unit; 2 Solar Tubes; Walk-in Tub in Ensuite; Back Deck off Kitchen Eating Area.

Built in 1994



## Essential Information

MLS® #	A2253301
Price	\$294,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,165
Acres	1.00
Year Built	1994
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

## Community Information

Address	3, 5014 56 Street
Subdivision	Prospect
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 2C9

## Amenities

Amenities	None
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

## Interior

Interior Features	Laminate Counters, Sump Pump(s), Vinyl Windows, Solar Tube(s)
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Courtyard
Lot Description	Back Lane, Few Trees, Landscaped, Lawn

Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	September 5th, 2025
Days on Market	3
Zoning	35

### **Listing Details**

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