

# \$609,188 - 5732 55 Avenue, Camrose

MLS® #A2215655

**\$609,188**

2 Bedroom, 2.00 Bathroom, 1,346 sqft

Residential on 0.13 Acres

Victoria Park, Camrose, Alberta

The Beaumont Cottage. A timeless blend, with enthusiastic modern functionality. Offering 1346 sq ft of well designed living space. This bungalow style home is perfect for comfort, convenience and allows a touch of country in the city. One bedroom with a den that can be made into a second bedroom, two bath, designed for comfort and ease of living. This bungalow design with seamless flow features a two car garage that is both spacious and convenient for vehicles and storage. Chef's kitchen, high-end finishes and ample space for cooking and entertaining. Larger shower, a spa like retreat in the primary bathroom, walk-in closet, generous storage to keep everything organized. Main floor laundry conveniently located for every day use. Open basement ideal for extra storage and future development. The Beaumont Cottage series is designed for those who love elegance, efficiency and lasting appeal

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2215655  |
| Price          | \$609,188 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,346     |



|            |             |
|------------|-------------|
| Acres      | 0.13        |
| Year Built | 2025        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bungalow    |
| Status     | Active      |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 5732 55 Avenue |
| Subdivision | Victoria Park  |
| City        | Camrose        |
| County      | Camrose        |
| Province    | Alberta        |
| Postal Code | T4V 4V4        |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks |
| Appliances        | None                                                                          |
| Heating           | Forced Air                                                                    |
| Cooling           | None                                                                          |
| Fireplace         | Yes                                                                           |
| # of Fireplaces   | 1                                                                             |
| Fireplaces        | Gas                                                                           |
| Has Basement      | Yes                                                                           |
| Basement          | Full, Unfinished                                                              |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | None                      |
| Lot Description   | Cul-De-Sac                |
| Roof              | Asphalt                   |
| Construction      | Vinyl Siding, See Remarks |
| Foundation        | Poured Concrete           |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 28th, 2025 |
| Days on Market | 146              |
| Zoning         | R1               |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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