



GRASSROOTS
REALTY GROUP

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5305 66 Street
Camrose, Alberta

MLS # A2351557



\$543,900

Division:	Victoria Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,544 sq.ft.	Age:	1996 (30 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.25 Acre		
Lot Feat:	City Lot, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Storage, Sump Pump(s)		

Inclusions: central vac, shed, garage door opener & remotes

Custom built and lovingly maintained by its original owner, this impressive 1,544 sq. ft. bungalow offers quality craftsmanship, thoughtful design, and a timeless floor plan. Situated on an oversized, beautifully landscaped lot with apple trees, a garden shed, and spacious deck, this property offers comfort, privacy, and a wonderful outdoor setting. The double attached garage adds everyday convenience with room for vehicles and storage. Step inside to a welcoming living room featuring a subtle vaulted ceiling and cozy gas fireplace. The spacious kitchen offers an abundance of cabinetry, a substantial island, corner pantry, and plenty of room for a large dining table. Expansive windows overlook the backyard, bringing in natural light and lovely views. The primary bedroom features double closets and a private 4-piece ensuite. A second generously sized bedroom, an additional 4-piece bathroom, and convenient main floor laundry complete the main level. The mostly finished basement offers a comfortable family room, third bedroom, 3-piece bathroom, and plenty of storage. An additional open area provides flexibility for future development, whether you envision another bedroom, a home gym, hobby space, or games room. With its functional layout, spacious living areas, and beautifully maintained yard, this home is a wonderful blend of comfort and quality. Enjoy a morning coffee on the deck or gather with family and friends in a home that truly reflects years of care and pride of ownership.