

\$949,900 - 6804 42a Avenue, Camrose

MLS® #A2191155

\$949,900

6 Bedroom, 5.00 Bathroom, 4,375 sqft
Residential on 0.16 Acres

Duggan Park, Camrose, Alberta

Incredible Waterfront Executive Style Home With Stunning City And Lake View's! This truly one a kind property will take your breath away the moment you step inside. A custom built home that boasts over 6300 square feet of living space. The main floor presents two sitting areas, sun/solarium room with vaulted ceiling, huge formal dining room to host all of your family and friends and a full chefs kitchen. A massive quartz island and nicely updated cabinets complete this dream space. Upstairs you'll find a convenient laundry room, 3 bedrooms and a massive primary bedroom with full ensuite and completed with its own private study. Downstairs is its own private oasis, finished with a games room, 2 additional bedrooms, family room, full kitchen, in floor heat and a ton of storage space. Outside is nothing short of amazing complete with a gated side yard, oversized attached and heated garage, irrigation system and more . With exceptional sunsets you'll never want to leave your deck. A one of a kind home in a prestigious and serene location.

Built in 1983

Essential Information

MLS® #	A2191155
Price	\$949,900
Bedrooms	6
Bathrooms	5.00



Full Baths	4
Half Baths	1
Square Footage	4,375
Acres	0.16
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	6804 42a Avenue
Subdivision	Duggan Park
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 3S4

Amenities

Utilities	Natural Gas Available, Garbage Collection, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Triple Garage Attached
# of Garages	4
Is Waterfront	Yes
Waterfront	Lake, Lake Front, Waterfront

Interior

Interior Features	Built-in Features, Central Vacuum, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Stone Counters, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Double Oven, Dryer, Electric Stove, Refrigerator, See Remarks, Washer/Dryer
Heating	Boiler, Combination, In Floor
Cooling	Full
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Wood Burning
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Creek/River/Stream/Pond, Cul-De-Sac, Lake, Landscaped, Level, Low Maintenance Landscape, Private

Roof Cedar Shake

Construction Brick, Masonite, See Remarks, Silent Floor Joists

Foundation Poured Concrete

Additional Information

Date Listed January 30th, 2025

Days on Market 139

Zoning R1

Listing Details

Listing Office CIR Realty

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.