

# \$575,000 - 5805 55 Avenue, Camrose

MLS® #A2232439

**\$575,000**

5 Bedroom, 3.00 Bathroom, 1,495 sqft

Residential on 0.16 Acres

Creekside, Camrose, Alberta

You know how we talk about BI-LEVELS and how BRIGHT they are?! Well, here it is! Spacious and bright on all THREE levels! You'll find a welcoming entry that comes in from the front door and then leads to the triple car garage, upper level or lower level. Once on the upper (or main level), you'll find a gorgeous kitchen with rich colored cabinetry, vaulted ceiling, ample eating area, a pantry and an island. This opens up into the living room with HUGE windows where you can enjoy watching the kids play in the back yard. There are 2 bedrooms and the main 4 pc. washroom that complete this level. Up another set of stairs is the oasis ... the primary bedroom ... a BIG room plenty big enough for a king size bed, a walk-in closet AND a 4 pc ensuite which includes a 2 person soaker corner tub. Heading down to the lower level, you'll find a great hang-out space for the family & friends. Plus, there are 2 more bedrooms, the laundry room and 3 pc. washroom that was freshly completed in 2024! You'll appreciate that there are 2 entries to the lower level AND there's storage under both of them. This home is a DREAM when it comes to lighting! Almost every room and appliance (plus thermostat) can be controlled with a little chat with "Alexa" or on your phone ... plus there are "gem stones" on the front wrap of the home. The home is comfortable in the warmer summer months, with A/C and you'll be SO pleased that all the appliances were new in 2024 ... yup! ALL THE APPLIANCES! Let's chat about



the garage! This triple car garage is 22'x31', heated, and insulated. Out back of the home, you'll find a 2 tiered deck (with gas hook-up), fenced yard, shed and ample room for a garden and the kids to play. PLUS, there's alley access, with a big gate in the fence if you want to pull in a toy or trailer.

Built in 2008

### **Essential Information**

MLS® #	A2232439
Price	\$575,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,495
Acres	0.16
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	5805 55 Avenue
Subdivision	Creekside
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 5B9

### **Amenities**

Parking Spaces	3
Parking	Concrete Driveway, Heated Garage, Insulated, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Kitchen Island, Open Floorplan
-------------------	--------------------------------

Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Storage
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 19th, 2025
Days on Market	3
Zoning	R1

## Listing Details

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

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.