

# \$519,000 - 17 Montrose Avenue, Camrose

MLS® #A2259638

**\$519,000**

4 Bedroom, 3.00 Bathroom, 1,310 sqft

Residential on 0.22 Acres

Mount Pleasant, Camrose, Alberta

Beautifully updated bungalow available today! This well looked after and professionally updated home is situated in a quiet and mature neighbourhood. Featuring a bright and open floor plan that is sure to impress. The expansive living, dining and kitchen space is a wonderful place to gather and entertain. The kitchen, with large island makes a perfect space for all to enjoy. Three bedrooms on the main with updated bathrooms finish off the upper level. Downstairs is fully finished off and features one generous sized bedroom with its own ensuite, full laundry room, excellent storage space and the perfect family room. Outside the landscaping has been tastefully re-done over the years and features the perfect amount of privacy and serenity. A heated double car garage finish's off this truly impeccable property. Close to Camrose's superb walking trails, pool, rec centre, parks and schools. A perfect home in a perfect location!

Built in 1966

## Essential Information

MLS® #	A2259638
Price	\$519,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,310



Acres	0.22
Year Built	1966
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	17 Montrose Avenue
Subdivision	Mount Pleasant
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 2L5

### Amenities

Parking Spaces	4
Parking	Double Garage Detached, Heated Garage
# of Garages	2

### Interior

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Quartz Counters, See Remarks
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Fruit Trees/Shrub(s), Irregular Lot, Landscaped, Many Trees, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed           October 1st, 2025  
Zoning                R1

**Listing Details**

Listing Office        CIR Realty

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