\$380,000 - 4414 74 Street, Camrose

MLS® #A2260342

\$380,000

2 Bedroom, 2.00 Bathroom, 1,040 sqft Residential on 0.08 Acres

West Park, Camrose, Alberta

Welcome to this immaculately kept former showhome located in the sought-after WestPark subdivision of Camrose. Designed with care and maintained to perfection, this home offers premium features, modern finishes, and a layout that combines style with everyday functionality.

Step into a bright entryway that opens into a vaulted, spacious open-concept living area, perfect for entertaining or relaxing. The trendy kitchen features ample cabinetry, upgraded high-end appliances, and sleek design elements that make cooking a joy. Throughout the home, you'II find designer light fixtures, custom window coverings, and quality finishes that reflect its original showhome status.

The main floor includes two spacious bedrooms, with the primary suite boasting a huge walk-through closet and a massive ensuite complete with a showstopper tiled shower. A second full bathroom, main floor laundry, and plenty of storage round out this highly functional bungalow.

Additional highlights include:

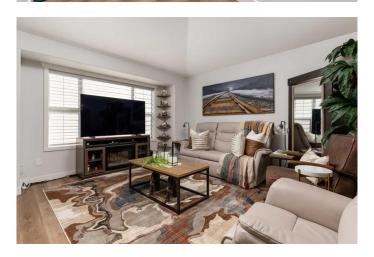
On-demand Navien hot water system

High-efficiency furnace with built-in humidifier

Sump pump for added peace of mind







The basement is wide open for future development, offering flexible layout options for extra bedrooms, a family room, or a home gym.

Outside, you'II love the large rear deck, low-maintenance yard, and plenty of rear parkingâ€"with enough space for RV parking or to build a garage with convenient back alley access.

This home truly is the complete packageâ€"stylish, practical, and move-in ready. Come see for yourselfâ€"this one won't last long!

Built in 2020

Essential Information

MLS® # A2260342 Price \$380,000

Bedrooms 2 Bathrooms 2.00

Full Baths 2

Square Footage 1,040 Acres 0.08 Year Built 2020

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

Community Information

Address 4414 74 Street

Subdivision West Park
City Camrose
County Camrose
Province Alberta
Postal Code T4V 5C9

Amenities

Parking Spaces 4

Parking Parking Pad

Interior

Interior Features Breakfast Bar, Closet Organizers, Laminate Counters, No Animal Home,

No Smoking Home, Open Floorplan, Sump Pump(s), Walk-In Closet(s),

Tankless Hot Water, Vaulted Ceiling(s)

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Other

Lot Description Back Lane, Front Yard, Interior Lot, Landscaped, Low Maintenance

Landscape

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 29th, 2025

Days on Market 3

Zoning R2

Listing Details

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

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