

\$299,000 - 5611 53 Avenue, Camrose

MLS® #A2266378

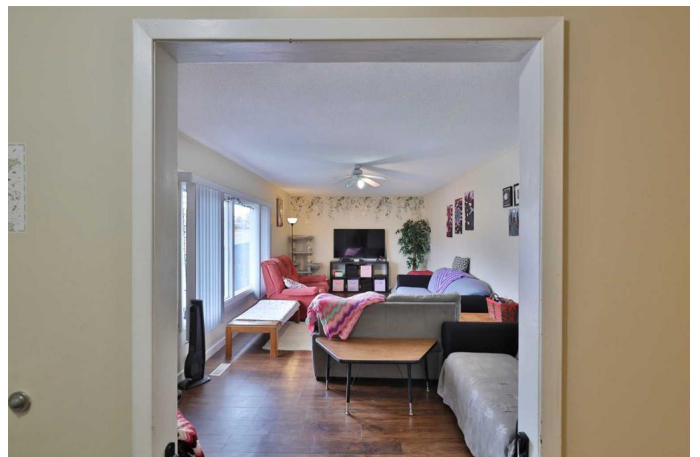
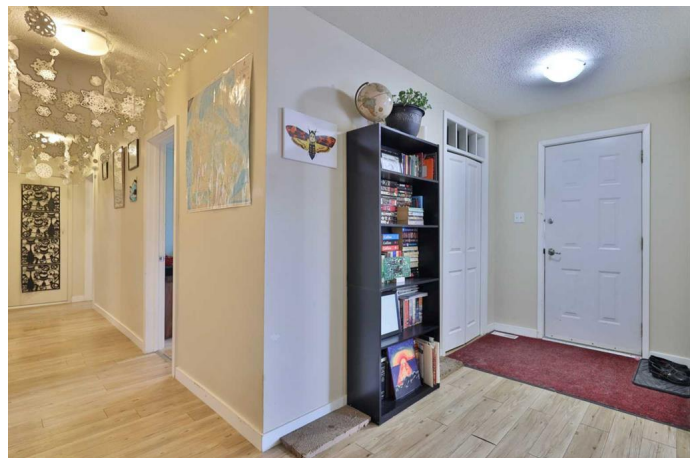
\$299,000

6 Bedroom, 2.00 Bathroom, 1,474 sqft

Residential on 0.19 Acres

Sparling, Camrose, Alberta

This is a rare find! AVERY spacious home (over 1300 sq ft PLUS the vestibule/entry), placed on a newer basement (1997 preserved wood walls & concrete floor with in-floor heat), with a handy entry for both upper and lower areas to access ... all on a good-sized (55x150) corner lot. This property would appeal to someone who wants to have loads of space for independent family members.. The main floor boasts 2 entrances into this level, one from the front north door, and one into the south hallway/vestibule. There is a generous sized kitchen/eating area and living room, complete with it's own pantry & laundry space. Three bedrooms and a 4 pc. washroom complete this level. As mentioned, the addition on the south allows storage and closet space, as well as the entrance to the lower level. This self-contained space offers another full kitchen/living area, 4 pc. washroom, laundry and 3 bedrooms. The best part is the HUGE windows making it "light & bright". The mechanical room is at the bottom of the stairs. Outside, there's a covered deck, BIG fenced yard, and ample parking.



Built in 1965

Essential Information

MLS® #	A2266378
Price	\$299,000
Bedrooms	6

Bathrooms	2.00
Full Baths	2
Square Footage	1,474
Acres	0.19
Year Built	1965
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	5611 53 Avenue
Subdivision	Sparling
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 4P7

Amenities

Parking Spaces	3
Parking	Off Street, Parking Pad

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete, Wood

Additional Information

Date Listed	October 26th, 2025
-------------	--------------------

Days on Market	18
Zoning	R3

Listing Details

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

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.