



GRASSROOTS
REALTY GROUP

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4304 75 Street
Camrose, Alberta

MLS # A2225413



\$500,000

Division:	Duggan Park		
Type:	Residential/House		
Style:	3 (or more) Storey		
Size:	1,877 sq.ft.	Age:	1990 (35 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.17 Acre		
Lot Feat:	Back Yard, Front Yard, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Post & Beam	Zoning:	25
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Vinyl Windows		

Inclusions:	Downstairs sectional
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A desirable home in a sought after neighbourhood. Many living spaces make this home one to settle in to. Enter into the large foyer after taking a minute to admire the covered porch. A living space with a wood burning stove is to your right and to your left you will find a main floor bath and laundry. Kitchen with a nook to sit and admire the outdoor space while having a meal, or a dining room for more special occasions. An area with a gas fireplace makes for a second living space on this floor, enjoy the warmth of the fire or the cool with the central air conditioner. Out the patio doors is a large deck with a private and well established yard. Upstairs the huge primary bedroom is bright and comforting. A large walk in closet and primary ensuite are a plus. Three more good sized bedrooms and large family bath. Downstairs there is more space to stretch out in an office and rumpus room.