

## \$450,000 - 6403 30 Ave, Camrose

MLS® #E4446561

**\$450,000**

5 Bedroom, 3.50 Bathroom, 1,719 sqft

Single Family on 0.00 Acres

Century Meadows (Camrose), Camrose, AB

Welcome to Century Meadows! This spacious and freshly painted 5-bedroom, 3.5-bathroom two-storey home offers the ideal blend of comfort, functionality, and locationâ€”perfect for growing families or those who love to entertain. The main floor features a bright and open layout with a large living/dining area and a cozy family room with a gas fireplace. The functional kitchen includes ample cabinetry, a central island, and direct access to the back deckâ€”great for entertaining. Upstairs, you'll find three generous sized bedrooms, including a spacious primary suite with a walk-in closet and 4-piece ensuite, plus an additional bathroom with jet tub. The fully finished basement adds two more bedrooms, a full bath, and a rec roomâ€”great for guests or a growing family. Additional highlights include a double attached garage, RV parking, a partially fenced yard and a quiet location with no houses behind! Situated close to schools, parks, playgrounds, and walking trails, this home truly has it all.

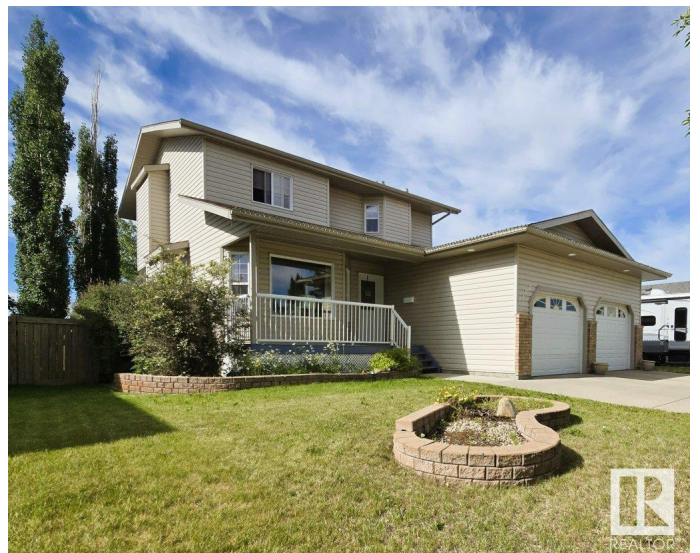
Built in 2004

### Essential Information

MLS® # E4446561

Price \$450,000

Bedrooms 5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,719
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	6403 30 Ave
Area	Camrose
Subdivision	Century Meadows (Camrose)
City	Camrose
County	ALBERTA
Province	AB
Postal Code	T4V 4V7

### Amenities

Amenities	Deck, Fire Pit, Front Porch
Parking	Double Garage Attached, Insulated, Over Sized, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Oak Surround, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
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Exterior Features	Landscaped, Playground Nearby, Schools, Shopping Nearby, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 8th, 2025
Days on Market	9
Zoning	Zone 80

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Listing information last updated on July 17th, 2025 at 4:33pm MDT