

# \$259,000 - 4907 42 Street, Camrose

MLS® #A2239276

## \$259,000

2 Bedroom, 1.00 Bathroom, 712 sqft

Residential on 0.14 Acres

Fairview, Camrose, Alberta

Charming Character Home with Dream Heated Garage & Modern Upgrades. This beautifully updated home is move in ready and packed with improvements, including a 24' x 28' dream garage heated, insulated, and boasting 12 foot ceilings, perfect for the hobbyist or car enthusiast. Key upgrades include a newer high-efficiency furnace, hot water tank, vinyl basement windows, architectural shingles, and a renovated bathroom in 2019. All new vinyl windows upstairs in 2022. Tucked away on a quiet street with no neighbors behind and only one direct neighbor, this property offers a rare sense of privacy. The main floor perfectly blends modern touches with vintage charm: a cozy farmhouse style kitchen and bath with tiled floors, updated lighting, and refreshed countertops. Original hardwood floors and distinctive wood moldings highlight the character rich living and dining rooms. A main floor bedroom adds flexibility, ideal as an office or a child's room. The partially finished basement features a spacious family room flowing into what previously served as the primary bedroom with a walk-in closet. Just add flooring and ceiling to finish the space. A mechanical/laundry room rounds out this level. Additional perks include RV parking via back lane access and a walkable location close to Ecole Sifton, Charlie Killam School, and downtown amenities. A smart investment for the savvy buyer looking for space, character, and potential!



Built in 1926

## Essential Information

MLS® #	A2239276
Price	\$259,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	712
Acres	0.14
Year Built	1926
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	4907 42 Street
Subdivision	Fairview
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 1A2

## Amenities

Parking Spaces	6
Parking	Double Garage Detached, RV Access/Parking
# of Garages	2

## Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	High Efficiency, Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Storage
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Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Landscaped, Lawn, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 11th, 2025
Days on Market	6
Zoning	R2

### **Listing Details**

Listing Office	Coldwell Banker Ontrack Realty
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