

# \$210,000 - 36, 5302 47 Street E, Camrose

MLS® #A2251748

**\$210,000**

3 Bedroom, 2.00 Bathroom, 566 sqft

Residential on 0.00 Acres

Sparling, Camrose, Alberta

Welcome to this beautifully updated 3-bedroom condo, offering modern comfort and convenience. The kitchen has been tastefully upgraded with stylish finishes, including quartz countertops. While the living room features an open floor plan perfect for relaxing or entertaining. Located in a well-managed condo community. You will enjoy the benefits of shared amenities, exterior maintenance, and a worry-free lifestyle. Whether you're a first-time buyer, downsizing, or looking for a great investment, this condo checks all the boxes. shingles and Deck were replaced this year.

Built in 2006

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2251748               |
| Price          | \$210,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 566                    |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Residential            |
| Sub-Type       | Row/Townhouse          |
| Style          | Side by Side, Bi-Level |
| Status         | Active                 |



## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 36, 5302 47 Street E |
| Subdivision | Sparling             |
| City        | Camrose              |
| County      | Camrose              |
| Province    | Alberta              |
| Postal Code | T4V 1K6              |

## Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Parking                              |
| Parking Spaces | 2                                    |
| Parking        | Assigned, Off Street, Stall, Plug-In |

## Interior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters                                 |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                          |
| Cooling           | None                                                                                             |
| Has Basement      | Yes                                                                                              |
| Basement          | Finished, Full                                                                                   |

## Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | Balcony                                                |
| Lot Description   | Front Yard, Low Maintenance Landscape, Street Lighting |
| Roof              | Asphalt Shingle                                        |
| Construction      | Vinyl Siding                                           |
| Foundation        | Poured Concrete                                        |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 26th, 2025 |
| Days on Market | 14                |
| Zoning         | R3                |

## Listing Details

|                |                                     |
|----------------|-------------------------------------|
| Listing Office | Coldwell Banker Battle River Realty |
|----------------|-------------------------------------|

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