

\$269,900 - 7, 6802 50 Avenue, Camrose

MLS® #A2248502

\$269,900

3 Bedroom, 3.00 Bathroom, 1,258 sqft
Residential on 0.06 Acres

Cascades, Camrose, Alberta

Welcome to a well-maintained and clean home, perfect as a starter home or investment opportunity in the heart of the west end! Built in 2011, this inviting duplex is steps from vibrant shopping, services, golf, a playground, and a scenic man-made lake with walking trails. The main level features a bright, open-concept layout with a cozy living room, a modern kitchen boasting ample cabinetry, a pantry, and a dinette with direct access to the deck and backyard. Upstairs, the spacious primary bedroom includes a 4-piece ensuite and a walk-in closet with built-ins, plus two additional bedrooms and a full bathroom, all with freshly cleaned carpets for a move-in-ready feel. The undeveloped basement offers endless potential for customization. Outside, enjoy a partially fenced yard and an attached double car garage with a concrete driveway for extra parking. Don't miss this affordable, modern duplex in a prime location, ideal for first-time buyers or investors. Schedule a viewing today to discover this west end gem!

Built in 2011

Essential Information

MLS® #	A2248502
Price	\$269,900
Bedrooms	3
Bathrooms	3.00



Full Baths	2
Half Baths	1
Square Footage	1,258
Acres	0.06
Year Built	2011
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	7, 6802 50 Avenue
Subdivision	Cascades
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 5C7

Amenities

Amenities	Visitor Parking
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Vinyl Windows
Appliances	Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Window Coverings
Heating	High Efficiency, Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Yard, Front Yard, Lawn, Rectangular Lot, Street Lighting, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 3rd, 2025
Days on Market 17
Zoning R3

Listing Details

Listing Office Central Agencies Realty Inc.

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