

# **\$589,000 - 41553 Range Road 212, Rural Camrose County**

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MLS® #A2233925

**\$589,000**

4 Bedroom, 3.00 Bathroom, 1,745 sqft  
Residential on 5.73 Acres

NONE, Rural Camrose County, Alberta

5.73 acres located only 1.25 miles from Bashaw. Custom built, one owner home with expansive 1745 sq. ft. floor plan. So many great features including, hardwood and ceramic floors and a practical main floor laundry. Bright kitchen with lots of cabinets and counter space. Spacious dining area, with garden doors opening onto the deck. There's 3 bedrooms plus an office/4th bedroom on the main. The main bathroom and the ensuite bath are huge and have sunken jetted tubs! There's also a 2 piece bathroom off the back entrance. The basement has another bedroom, a sewing or desk area and a family room with a split fieldstone fireplace. The basement also has a massive 22' x 31' workshop that has the potential to be developed into living space. There is plenty of options for parking or work space with a 28' x 24.5' attached garage plus the 40' x 24' tripple garage/shop. The 36' x 24' barn with waterer along with plenty of pasture will accommodate livestock/horses. Great location, with access to Buffalo lake as well as the Bashaw Golf and Country Club just minutes away.

Built in 1973

## **Essential Information**

MLS® #	A2233925
Price	\$589,000



Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,745
Acres	5.73
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### Community Information

Address	41553 Range Road 212
Subdivision	NONE
City	Rural Camrose County
County	Camrose County
Province	Alberta
Postal Code	T0B0H0

### Amenities

Parking	Double Garage Attached, Triple Garage Detached
# of Garages	5

### Interior

Interior Features	Ceiling Fan(s), Jetted Tub, Vinyl Windows
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Fire Pit
Lot Description	Lawn, Pasture, Treed
Roof	Asphalt Shingle

Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Block

### **Additional Information**

Date Listed	June 22nd, 2025
Days on Market	15
Zoning	A

### **Listing Details**

Listing Office	RE/MAX real estate central alberta
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