

\$189,500 - 104, 4915 45 Street, Camrose

MLS® #A2255700

\$189,500

2 Bedroom, 2.00 Bathroom, 498 sqft

Residential on 0.00 Acres

Fairview, Camrose, Alberta

This charming two-bedroom, two-bathroom bi-level is the perfect opportunity for first-time buyers, university students, or anyone seeking convenience and comfort. The main floor boasts a bright, open-concept design featuring a spacious kitchen with a center island, built-in dishwasher, and rich maple cabinets.

Downstairs, youâ€™ll find two generously sized bedrooms, including the primary suite with a walk-in closet, plus a full four-piece bathroom, laundry, and utility room with plenty of extra storage. Recent updates include a refreshed main bath and appliances that are just three years old, adding to the homeâ€™s move-in readiness. Outside, enjoy a powered rear parking stall and well-kept common grounds, all within walking distance to schools, shopping, walking trails, and community amenities. A fantastic blend of affordability, low-maintenance living, and an unbeatable locationâ€”this one is ready for you!

Measurement is RMS Paint to Paint



Built in 2008

Essential Information

MLS® #	A2255700
Price	\$189,500
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1

Square Footage	498
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	Bi-Level
Status	Active

Community Information

Address	104, 4915 45 Street
Subdivision	Fairview
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 1E3

Amenities

Amenities	None
Parking Spaces	1
Parking	Off Street, Stall

Interior

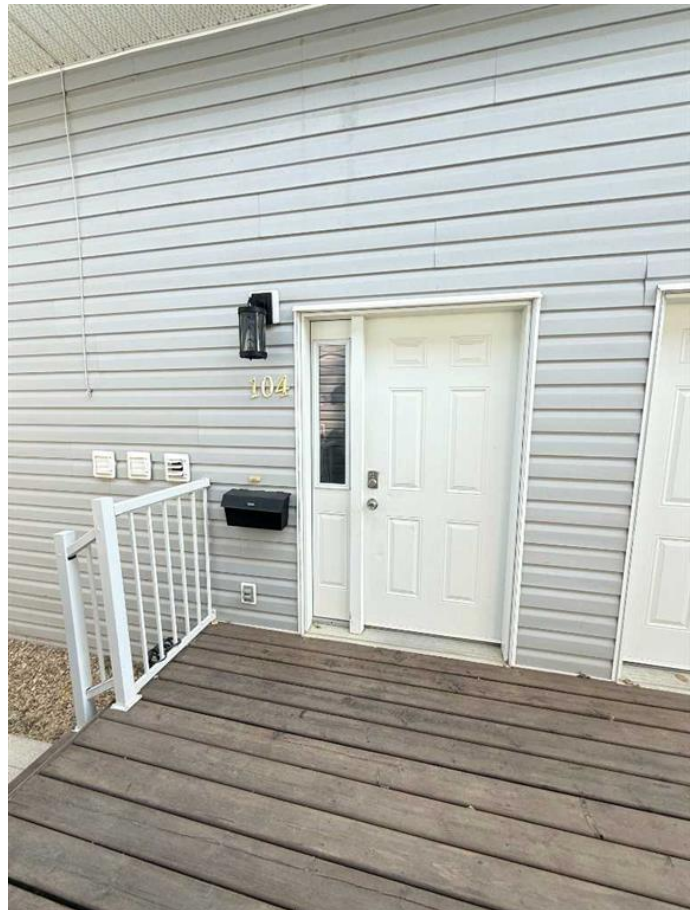
Interior Features	Vinyl Windows, Ceiling Fan(s)
Appliances	Dishwasher, Electric Stove, F
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Landscaped, Lawn, Interior Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 10th, 2025
Days on Market	30



Zoning 35

Listing Details

Listing Office RE/MAX Real Estate (Edmonton) Ltd.

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.