

# \$800,000 - 43464 Range Road 204, Rural Camrose County

---

MLS® #A2217748

**\$800,000**

4 Bedroom, 4.00 Bathroom, 2,448 sqft  
Residential on 5.49 Acres

NONE, Rural Camrose County, Alberta

This impressive acreage offers the perfect blend of privacy, comfort, and functionality, surrounded by mature trees and beautifully landscaped grounds. The expansive outdoor space features stamped concrete walkways and patio areas, ideal for relaxing or entertaining in a tranquil, natural setting. Step inside to soaring vaulted ceilings and an open layout designed to impress. The kitchen is a standout with sleek concrete countertops, ample cabinetry, and seamless flow into the main living area—anchored by a charming wood-burning fireplace. A spacious loft overlooks the main living space, adding flexibility for an office, reading nook, or creative space.

The home includes 4 generously sized bedrooms and 4 well-appointed bathrooms. The massive primary suite is a true retreat, offering space, privacy, and comfort. Main floor laundry and a large mudroom add everyday convenience and functionality for busy households and rural living.

The oversized garage is a standout feature, complete with its own loft area—perfect for future development, storage, a workshop, or even a studio.

Whether you're looking for a peaceful family home, a hobby acreage, or a place to grow, this property offers space, and style—all within a serene, tree-lined setting.



Built in 2015

## Essential Information

MLS® #	A2217748
Price	\$800,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,448
Acres	5.49
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey, Acreage with Residence
Status	Active

## Community Information

Address	43464 Range Road 204
Subdivision	NONE
City	Rural Camrose County
County	Camrose County
Province	Alberta
Postal Code	T0B 1J0

## Amenities

Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	No Smoking Home, Vaulted Ceiling(s)
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Fire Pit, Garden
Lot Description	Fruit Trees/Shrub(s), Landscaped
Roof	Other
Construction	Metal Siding, Wood Siding
Foundation	ICF Block

### **Additional Information**

Date Listed	May 8th, 2025
Days on Market	66
Zoning	A

### **Listing Details**

Listing Office	CIR Realty
----------------	------------

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.