

## \$614,998 - 3712 69 Street, Camrose

MLS® #E4439629

**\$614,998**

3 Bedroom, 3.50 Bathroom, 1,709 sqft  
Single Family on 0.00 Acres

Duggan Park, Camrose, AB

Public Remarks: Looking for the Perfect Family Home Look No Further! This Amazing Home With High End Finishing's, the owner has thought of Everything! With a Drive through Garage for your Toys! Located in Duggan Park, this fabulous property with composite deck in front and back. An open living concept Living Room & Kitchen Perfect for Family and Friends. Custom Blinds. This Transitional Style Home is Amazing! Upstairs bonus room overlooking the living room area could add another bedroom. Also a Master Suite (with your walk in closet and 5 piece on suite) over looking your Picturesque Garden/Hot tub - 2016 and Pond. Go pick your Fruit off your Plum or Cherry Tree or Smell the fragrance of the Pink Lilac Bush in the Summer. Out on the Newly Renovated Composite Deck you can put your Gas BBQ and enjoy your favorite Meal; if you desire and spend late Evening Sipping on your Favorite Wine while the kids are fast asleep. With the Fully Fenced Yard, your pets can absolutely have fun in their new space.

Built in 2008

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4439629  |
| Price  | \$614,998 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,709                  |
| Acres          | 0.00                   |
| Year Built     | 2008                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 3712 69 Street |
| Area        | Camrose        |
| Subdivision | Duggan Park    |
| City        | Camrose        |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T4V 5B7        |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | See Remarks                        |
| Parking   | RV Parking, Triple Garage Attached |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | See Remarks  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |             |
|-------------------|-------------|
| Exterior          | Wood, Vinyl |
| Exterior Features | See Remarks |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 44             |
| Zoning         | Zone 80        |

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Listing information last updated on July 13th, 2025 at 12:02am MDT