

# \$379,900 - 49221 Secondary Highway 623, Rural Camrose County

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MLS® #A2252025

**\$379,900**

2 Bedroom, 1.00 Bathroom, 1,036 sqft  
Residential on 2.99 Acres

NONE, Rural Camrose County, Alberta

Nestled in a private and peaceful setting, this acreage offers just under 3 acres of countryside living, perfectly located with convenient access to the Edmonton International Airport, Camrose, and Hay Lakes. Enjoy views of the surrounding farmland in a quiet, rural atmosphere that provides both tranquility and space to breathe. Possibility to build your dream home on this property or reside in the situated 2-bedroom mobile home. You will also find a detached double garage and outbuildingsâ€”perfect for storage, hobbies, or small-scale farming. This is an excellent opportunity for those seeking the balance of country living with urban amenities just a short drive away.

Built in 1978

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2252025    |
| Price          | \$379,900   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 1,036       |
| Acres          | 2.99        |
| Year Built     | 1978        |
| Type           | Residential |
| Sub-Type       | Detached    |



|        |                                      |
|--------|--------------------------------------|
| Style  | Acreage with Residence, Modular Home |
| Status | Active                               |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 49221 Secondary Highway 623 |
| Subdivision | NONE                        |
| City        | Rural Camrose County        |
| County      | Camrose County              |
| Province    | Alberta                     |
| Postal Code | T0B 0J0                     |

### Amenities

|              |                        |
|--------------|------------------------|
| Parking      | Double Garage Detached |
| # of Garages | 2                      |

### Interior

|                   |                                      |
|-------------------|--------------------------------------|
| Interior Features | Ceiling Fan(s)                       |
| Appliances        | Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air                           |
| Cooling           | None                                 |
| Basement          | None                                 |

### Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior Features | Fire Pit                                       |
| Lot Description   | Many Trees, Private, See Remarks, Treed, Views |
| Roof              | Metal                                          |
| Construction      | Vinyl Siding                                   |
| Foundation        | Piling(s)                                      |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 29th, 2025 |
| Days on Market | 18                |
| Zoning         | A                 |

### Listing Details

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

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