

# \$379,883 - 6603 Marler Dr, Camrose

MLS® #A2270228

**\$379,883**

4 Bedroom, 2.00 Bathroom, 1,040 sqft

Residential on 0.17 Acres

Marler, Camrose, Alberta

This 4 bedroom, 2.5 bath bungalow is as practical as it is charming. It's been beautifully updated, well cared for, and is full of personality.

Step inside to a bright, open living area that flows perfectly into the freshly painted white kitchen and dining space. You can cook, chat, or catch the game without missing a play. The main floor offers three bedrooms, a jet tub in the full bath, and a half-bath ensuite off the primary.

Downstairs is made for relaxing or entertaining, featuring a basement bar with brand-new faux rock, plenty of space to hang out and a hookup for a wood stove.

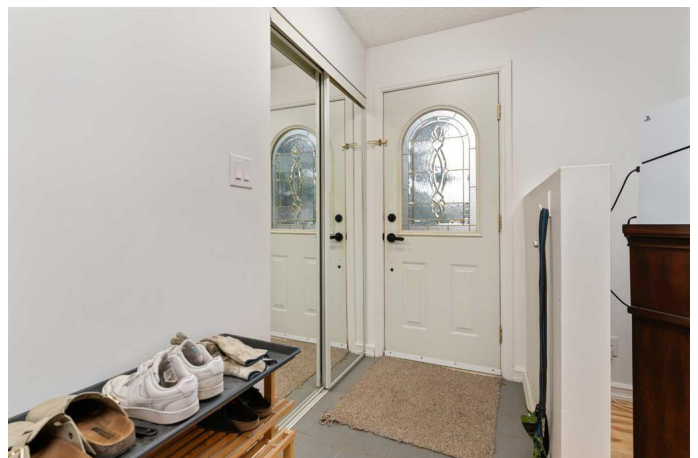
There's also a fourth bedroom, brand-new full bath, new flooring throughout, a large storage room, and laundry (hookups available upstairs if you'd prefer it on the main level).

Outside, massive fir trees welcome you home. There's an oversized heated garage (24' x 26'), fully fenced yard, RV parking, and handy 7.5' x 4.5' shed, all tucked into a quiet, mature neighborhood that's close to everything.

A long list of updates includes: fresh paint, updated bathrooms, new lighting throughout, epoxy counters, new fridge and dishwasher (2025), new fence, newer hot water tank (2019), new shingles, a triple-pane front window, and professional regrading.

It's the kind of home that just feels good.

It's bright, functional, and move-in ready.



Whether you appreciate functional design or a good game-day setup, this one’s a winner.

Built in 1979

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2270228    |
| Price          | \$379,883   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 1,040       |
| Acres          | 0.17        |
| Year Built     | 1979        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

Community Information

|             |                |
|-------------|----------------|
| Address     | 6603 Marler Dr |
| Subdivision | Marler         |
| City        | Camrose        |
| County      | Camrose        |
| Province    | Alberta        |
| Postal Code | T4V 3R1        |

Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

Interior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Interior Features | Bar, Jetted Tub, Laminate Counters, Open Floorplan     |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                             |
| Cooling           | None                                                   |
| Has Basement      | Yes                                                    |

Basement                      Full

**Exterior**

Exterior Features      Private Yard  
Lot Description        Back Lane, Back Yard, City Lot, Front Yard, Low Maintenance  
                                 Landscape  
Roof                        Asphalt Shingle  
Construction            Wood Frame  
Foundation              Poured Concrete

**Additional Information**

Date Listed                November 13th, 2025  
Days on Market         4  
Zoning                      R1

**Listing Details**

Listing Office             Central Agencies Realty Inc.

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