

\$299,900 - 4526 45 Avenue Close, Rocky Mountain House

MLS® #A2253285

\$299,900

4 Bedroom, 2.00 Bathroom, 1,025 sqft
Residential on 0.13 Acres

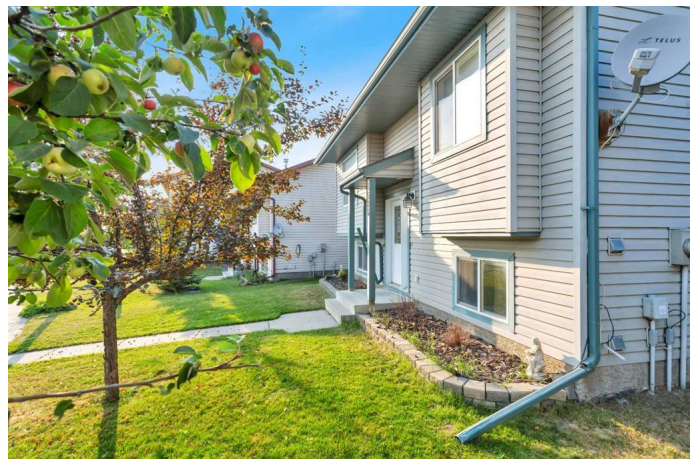
NONE, Rocky Mountain House, Alberta

Well maintained bi-level, located on a pie-shaped lot, in a quiet cul-de-sac close to amenities and playground. The bright and open main floor offers a front living room, the dining area, the U-shaped kitchen with door leading to the rear deck, 2 spacious bedrooms, and a large full bathroom. The developed basement hosts a large family room, 2 additional bedrooms, a second full bathroom and the utility room with laundry facilities. The mature back yard is fenced and nicely landscaped. It offers a 12x16 rear deck, a 12x16 storage shed, and additional parking for your vehicles or an RV. Upgrades include hot water tank in 2021, vinyl plank flooring on the main floor in 2018, and upgraded shingles in 2017. Great move-in ready home made affordable.

Built in 2005

Essential Information

MLS® #	A2253285
Price	\$299,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,025
Acres	0.13
Year Built	2005



Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	4526 45 Avenue Close
Subdivision	NONE
City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T 1W8

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Open Floorplan, Sump Pump(s), Vinyl Windows
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2025
Days on Market	6
Zoning	RM (Medium density reside

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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.