

# \$359,900 - B, 5315 50 Avenue, Rocky Mountain House

MLS® #A2239828

**\$359,900**

3 Bedroom, 3.00 Bathroom, 1,316 sqft

Residential on 0.07 Acres

NONE, Rocky Mountain House, Alberta

Gorgeous 2 story half duplex with NO HOA fees!! Enjoy low maintenance living here in this back split duplex that was built in 2012. Entering the home you see the tastefully decorated living room space with gas fireplace that is open to the kitchen and dining room area. Main floor laundry and access to the attached garage is an added bonus and a half bathroom finishes off this floor. Upstairs boasts beautiful hardwood flooring installed 7 years ago, a primary bedroom with 3pc ensuite and access to its own balcony to sit out and enjoy the fresh air. There are two more bedrooms, 4 pc bathroom and a second balcony to enjoy as well! The basement has drywall hung and electrical complete with rough in for a fourth bathroom, in floor heating is roughed in and nice high ceilings will allow for a basement development to feel airy and bright if you choose to develop. Outside is simply beautiful, adorned with flowers and a newer privacy fence built, full deck down the side of the home with a smaller yard space for kids to play and great for easy maintenance. This is a wonderful home you don't want to pass up!

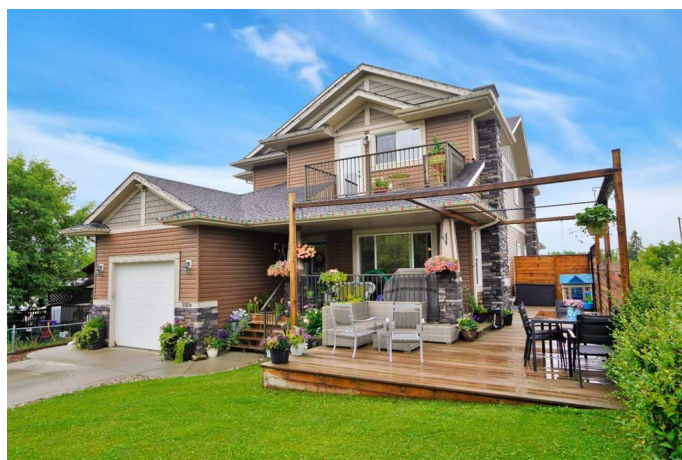
Built in 2012

## Essential Information

MLS® # A2239828

Price \$359,900

Bedrooms 3



Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,316
Acres	0.07
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Back Split
Status	Active

### Community Information

Address	B, 5315 50 Avenue
Subdivision	NONE
City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T 1E5

### Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Central Vacuum, No Smoking Home, Open Floorplan, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Stove(s)
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Low Maintenance Landscape, Private

Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	July 15th, 2025
Days on Market	6
Zoning	RM

**Listing Details**

Listing Office	CIR Realty
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