

# \$359,000 - 5315-a 50 Avenue, Rocky Mountain House

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MLS® #A2217556

**\$359,000**

3 Bedroom, 3.00 Bathroom, 1,457 sqft  
Residential on 0.07 Acres

NONE, Rocky Mountain House, Alberta

This 2012-built half duplex offers 3 bedrooms, 2.5 bathrooms, and breathtaking mountain views from your bedroom balcony. The main floor features hardwood flooring, a spacious living room with a gas fireplace, and an open-concept kitchen with a large island—ideal for family living and entertaining.

Upstairs, the primary bedroom includes a generous walk-in closet and a private ensuite. Two more bedrooms and a great space for your office or reading nook. Additional highlights include a single attached heated garage, easy-maintenance landscaping, and great location being walking distance from downtown.

Also Enjoy the private space just off your deck with little to no maintenance. Perfect for first-time buyers, downsizers, or investors—move-in ready with modern comfort and style.

Built in 2012

## Essential Information

MLS® #	A2217556
Price	\$359,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	1,457
Acres	0.07
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Back Split
Status	Active

### Community Information

Address	5315-a 50 Avenue
Subdivision	NONE
City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T1E5

### Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	2

### Interior

Interior Features	Central Vacuum, Closet Organizers, Kitchen Island, No Smoking Home
Appliances	Dishwasher, Microwave, Refrigerator, Oven, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

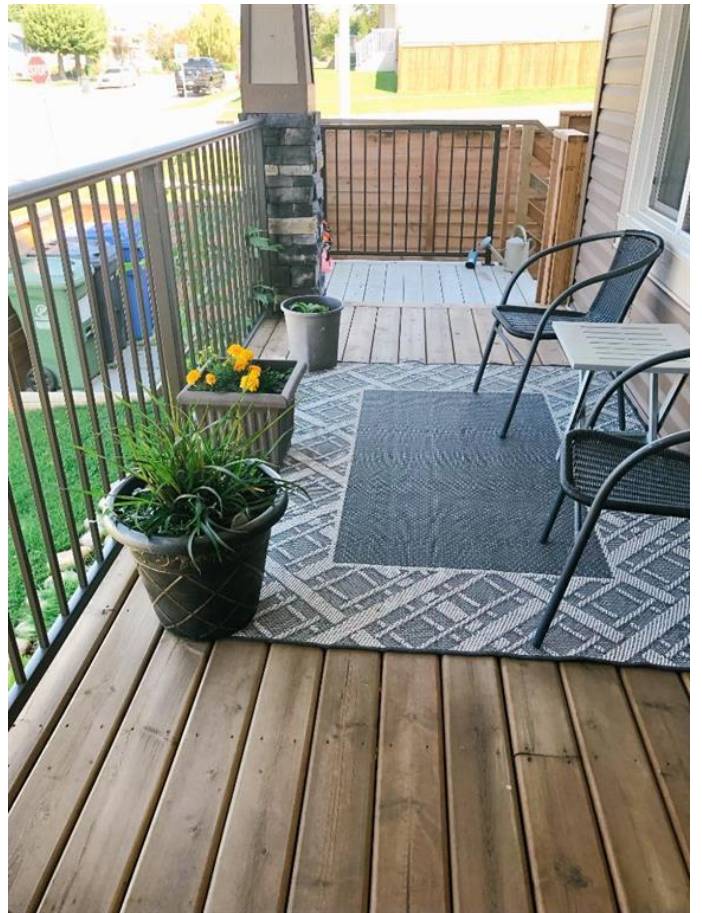
Exterior Features	None
Lot Description	Corner Lot, Front Yard, Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 6th, 2025
Days on Market	97
Zoning	RM

## Listing Details

Listing Office	CIR Realty
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