$240,000 - 4544 46 Avenue, Rocky Mountain House

MLS® #A2249106

$240,000

4 Bedroom, 2.00 Bathroom, 1,184 sqft
Residential on 0.10 Acres

NONE, Rocky Mountain House, Alberta

This 4-bedroom, 1.5-bath duplex is ready for your vision! Offering plenty of space, this property is ideal for those looking to renovate and add value. The basement provides potential for additional living space . Fully fenced yard and a location close to downtown,, and amenities make it a great candidate for an income property or a hands-on homeowner ready for a project.

Built in 1981

Essential Information

MLS® #	A2249106
Price	$240,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,184
Acres	0.10
Year Built	1981
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	4544 46 Avenue
Subdivision	NONE

City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T1A2

Amenities

Parking Spaces	3
Parking	Off Street

Interior

Interior Features	Storage
Appliances	Dishwasher, Oven, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Wood Burning
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 18th, 2025
Zoning	RM

Listing Details

Listing Office	CIR Realty