

\$439,900 - 6027 69 Avenue, Rocky Mountain House

MLS® #A2204028

\$439,900

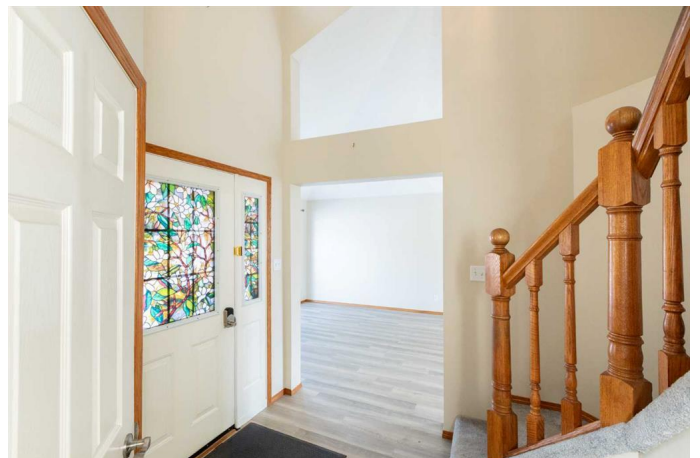
4 Bedroom, 4.00 Bathroom, 1,932 sqft
Residential on 0.16 Acres

Liachuk, Rocky Mountain House, Alberta

Step into a world of charm and elegance with this beautiful two-story home, perfectly designed for modern family living. Boasting 4 spacious bedrooms and 3.5 well-appointed bathrooms, this residence offers the ideal sanctuary for those seeking both comfort and style.

As you enter, youâ€™ll be captivated by the inviting atmosphere that permeates the home. The primary bedroom is a true haven, featuring a private balcony where you can sip your morning coffee while basking in the sun and smelling that fresh crisp air. The convenient 4-piece ensuite is a standout, complete with a jetted tub that beckons you to unwind after a long day, and a generous walk-in closet that provides ample space for your wardrobe.

The heart of the home lies on the main floor, where the kitchen awaits with its thoughtful design, making it a joy for both the aspiring chef and the casual cook. It seamlessly flows into a formal dining room, perfect for hosting dinner parties or family gatherings. The cozy family room, adorned with a gas fireplace, invites you to curl up with loved ones on chilly evenings, creating cherished memories in a warm and welcoming space. Additionally, a separate living room offers versatility for relaxation or entertainment, while a convenient laundry room enhances the functionality of this beautifully laid-out level.



Venturing downstairs, the expansive basement reveals a huge play area, ideal for children's activities or a cozy movie night. This versatile space also includes another bedroom, providing comfort and privacy for guests or family members, as well as a spare room that can be adapted to your needs—be it a home office, gym, or craft room. The basement is further equipped with a 3-piece bathroom, ensuring that convenience and comfort are never compromised, along with ample storage space to keep your belongings organized.

This remarkable home is completed by a spacious two-car garage, offering protection for your vehicles and additional storage solutions. Recent upgrades add to the appeal: the roof is currently being replaced, providing peace of mind for years to come, while the dishwasher, which is less than 6 months old, and the brand new stove, enhance the modern amenities of the kitchen.

Located in a highly desirable neighbourhood, this home offers not only a stunning living space but also a community that embraces family-friendly living. With its perfect blend of style, space, and modern conveniences, this exceptional residence is ready to welcome you and your family. The roof was just replaced in October 2024. Don't miss the opportunity to make this house your forever home!

Built in 1991

Essential Information

MLS® #	A2204028
Price	\$439,900
Bedrooms	4
Bathrooms	4.00

Full Baths	3
Half Baths	1
Square Footage	1,932
Acres	0.16
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	6027 69 Avenue
Subdivision	Liachuk
City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T 1K6

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Parking Pad
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Jetted Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas, Fireplace Insert
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Mantle, Insert
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Storage
Lot Description	Back Lane, Front Yard
Roof	Asphalt Shingle

Construction	Brick, Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 20th, 2025
Days on Market	18
Zoning	RL

Listing Details

Listing Office	RE/MAX real estate central alberta
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