

# \$364,900 - 5315-a 50 Avenue, Rocky Mountain House

MLS® #A2217556

**\$364,900**

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.

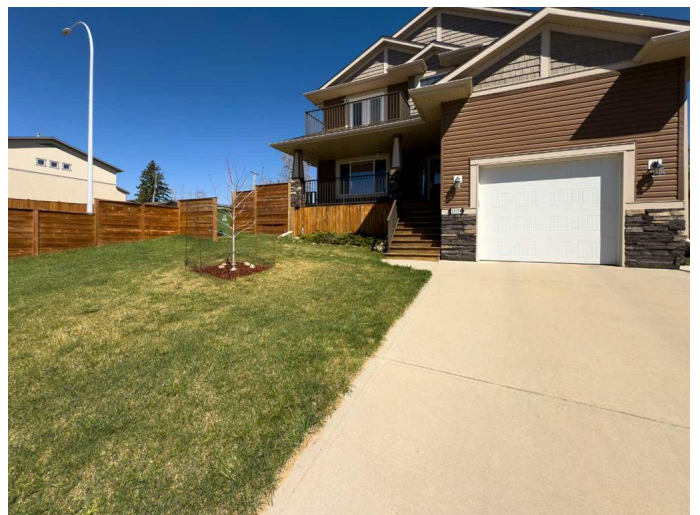
Upstairs, the primary bedroom includes a generous walk-in closet and a private ensuite. Two more bedrooms and a great space for your office or reading nook. Additional highlights include a single attached heated garage, easy-maintenance landscaping, and great location being walking distance from downtown.

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	\$364,900
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, Oven, Refrigerator, 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        55  
Zoning                     RM

**Listing Details**

Listing Office            CIR Realty



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.