

\$279,900 - 4504 46 Street, Rocky Mountain House

MLS® #A2247468

\$279,900

3 Bedroom, 2.00 Bathroom, 909 sqft

Residential on 0.14 Acres

Rocky Mtn House, Rocky Mountain House, Alberta

Visit REALTOR® website for additional information. Looking for an affordable place to call home or an investment property? This charming, recently updated 3-bedroom, 2-bath bungalow sits on a spacious corner lot in the heart of Rocky Mountain House, complete with a double detached garage plus a carport. Within walking distance from downtown and local shopping, this home offers the ideal blend of comfort, convenience, and value. Inside, find a bright and functional layout. The kitchen offers ample cupboard space and comes equipped with white appliances. Enjoy a bright, spacious living room and a fully finished basement featuring a large rec room—perfect for relaxing or entertaining guests & laundry. Enjoy outdoor living in the large, landscaped yard or on both the front and back decks—great spots to unwind or spend time with family and friends. Whether you're buying your first home or looking for a solid investment, this is a fantastic opportunity with immediate possession. Don't miss out on this great starter home!



Built in 1958

Essential Information

MLS® # A2247468

Price \$279,900

Bedrooms 3

Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	909
Acres	0.14
Year Built	1958
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4504 46 Street
Subdivision	Rocky Mtn House
City	Rocky Mountain House
County	Clearwater County
Province	Alberta
Postal Code	T4T 1C7

Amenities

Parking Spaces	3
Parking	Double Garage Detached, Carport
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Laminate Counters
Appliances	Dishwasher, Electric Range, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplaces	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Rain Gutters
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn, Level, Private, Standard Shaped Lot, Street Lighting
Roof	Asphalt Shingle

Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 11th, 2025
Days on Market	9
Zoning	RM

Listing Details

Listing Office	PG Direct Realty Ltd.
----------------	-----------------------

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.